

SECTION 5
Land And Neighborhood Data

Commercial/Industrial Land Analysis and Parameters

Explanation and Results of Neighborhood Land Classification:

Neighborhood classification begins with an understanding that every municipality can be segregated into areas, and differentiated by varying characteristics- such as type and quality of roads, topography, scenic features such as views, surrounding uses, and the quality and/or maintenance of such uses etc. Typically, these distinguishing characteristics result in differing market responses, in terms of the underlying land value, which can be positive or negative. Neighborhood classification, therefore, depends upon establishing a base land rate for each neighborhood. Once the base rate is established a schedule of positive or negative adjustments is developed to correspond to the degree of differences from the base.

The first step is to identify the neighborhoods and establish the corresponding boundaries associated with each. This determination is also influenced by interviews with knowledgeable local brokers, real estate agents and appraisers. Local sales data is then collected and analyzed. When insufficient land sales are available a land extraction technique may be utilized. This technique deducts the depreciated improvement value from the total sales price, resulting in the contributory value of the underlying land. In addition, sales involving the demolition of existing improvements, usually indicating a change in the highest and best use, are used. The demolition costs may be added to the purchase price to reflect the total cost of the land purchase in order to prepare the land for new construction (make it "vacant").

Identifying sales within a neighborhood, or a comparable neighborhood, developed the base rate land values for each neighborhood. Neighborhoods that have the same acre pricing are considered equivalent in desirability. The neighborhood sales analysis resulted in the following tabulate neighborhood factors shown below. A neighborhood site index map for non-residential properties is provided in the appendix as item G.

Commercial Categories of Land and Land Pricing

Improved Site:

The improved site is priced at a base price of \$70,000 per acre multiplied by the location factor or site index. Site is generally comprised of up to 43,560 SF or four (4) times the gross building area whichever is greater to account for the land needed for parking, drainage, and lot coverage.

Vacant Site:

A vacant site is most probable land area to be developed. Land area greater than the indicated site is considered excess or expansion land depending upon the zoning, topography, lot shape and size.

Expansion Land:

Expansion land is that area beyond which is currently being utilized and has developmental potential in the foreseeable future. Expansion land will be priced at 60%-70% of the improved land currently in use.

Excess Land:

Excess land is that land area over and above that which is not categorized as improved site, vacant site, or expansion land. Excess land is priced at the excess land value of \$7,200 per acre.

Easement, Topography, Access, Visibility, and Other Adjustments:

Commercial/Industrial/Apartment land had no land adjustments for water frontage or scenic views. However positive adjustments were made for highway and corner visibility and additional accesses or extreme building density for the lot size. The amount of the adjustment is based on the degree of added property utility. Other adjustments for on site physical factors such as utility easements, topography, or shape were made on an individual lot basis and applied to the Condition Factor based upon the degree of decreased utility.

COMMERCIAL/INDUSTRIAL/EXEMPT PROPERTY

| SITE INDEX | LOCATION | VACANCY DISCOUNT |
|------------|----------|------------------|
| A | 9.90 | 10% |
| B | 8.00 | 10% |
| C | 7.00 | 10% |
| D | 6.00 | 10% |
| E | 5.80 | 10% |
| F | 5.20 | 15% |
| G | 3.60 | 15% |
| H | 3.40 | 15% |
| I | 4.00 | 15% |
| J | 2.65 | 15% |
| K | 2.20 | 20% |
| M | 1.75 | 20% |
| N | 1.50 | 20% |
| P | 1.25 | 20% |
| R | 1.00 | 20% |

The following represents general guidelines for relative location factors and land pricing. See the site index map at appendix G.

| Location | Site Index | Multiplier | Site Acre Value |
|---|-------------------|-------------------|------------------------|
| Fort Eddy Rd. Non-Anchored | A | 9.90 | \$ 693,000 |
| D'Amante Dr. Non-Anchored | A | 9.90 | \$ 693,000 |
| Fort Eddy Rd. Anchored Properties | A | 9.90 | \$ 693,000 |
| D'Amante Dr. Anchored Properties | A | 9.90 | \$ 693,000 |
| N. Main St. Prime Area Capital Plaza Area | A | 9.90 | \$ 693,000 |
| Rest of N. Main St. (South of Pitman St.) | B | 8.00 | \$ 560,000 |
| Water & Hall St. Area (Burger King, KFC, Gas, McDonalds, D'Angelos, Dunkin Donuts) | B | 8.00 | \$ 560,000 |
| St. Paul's School Area | C | 7.00 | \$ 490,000 |
| School & Capital Between N. Main St & N. State St | D | 6.00 | \$ 420,000 |
| Rest of N. Main St. (North of Pitman St. and South of Franklin St.) | E | 5.80 | \$ 406,000 |
| Centre St. (Between N. Main St. & N. State St.) | E | 5.80 | \$ 406,000 |
| Eagle Sq. | E | 5.80 | \$ 406,000 |

| Location | Site Index | Multiplier | Site Acre Value |
|--|------------|------------|-----------------|
| S. Main St. (Pleasant St. to Water St.) | E | 5.80 | \$ 406,000 |
| Most of Loudon Rd. | E | 5.80 | \$ 406,000 |
| Most of Manchester St. | E | 5.80 | \$ 406,000 |
| Most of Storrs St. | E | 5.80 | \$ 406,000 |
| Intersection of South St. & Clinton St. | E | 5.80 | \$ 406,000 |
| Pleasant St. Hospital Area | E | 5.80 | \$ 406,000 |
| Most of the Rest of Pleasant St. | F | 5.20 | \$ 364,000 |
| Christian Ave/East Side Dr. N State St, Fisherville Rd | G | 3.60 | \$ 252,000 |
| Most of Sheep Davis Rd. | H | 3.40 | \$ 238,000 |
| Most of Airport Rd. | H | 3.40 | \$ 238,000 |
| N. State St. (North of Centre St. to South of Franklin St.) | H | 3.40 | \$ 239,000 |
| Fisherville Rd South of Thirty Pines | I | 4.00 | \$ 280,000 |
| S. Main St. to Water St+- To Exit 12+- | J | 2.65 | \$ 185,500 |
| Most of Hall St. +- | J | 2.65 | \$ 185,500 |
| Village St. (Downtown Penacook) | J | 2.65 | \$ 185,500 |
| Most Industrial Locations (Pembroke Rd., Regional Dr. Chenell Dr., Industrial Rd., Integra Dr.) | K | 2.20 | \$ 154,000 |
| Langdon Av, Penacook Side Street | M | 1.75 | \$ 122,500 |

| Location | Site Index | Multiplier | Site Acre Value |
|---|-------------------|-------------------|------------------------|
| Secondary Industrial Locations (Basin St. etc.) | N | 1.50 | \$ 105,000 |
| Old Dover Rd, River Rd | P | 1.25 | \$ 87,500 |
| Remote Locations | R-N | 1.00 – 1.50 | \$ 70,000 - \$105,000 |

Acreage Discounts

For large lots significantly above an acre, the following discounts will be applied to both the site as well as to the excess land area.

| Acres | Discount (% Good) |
|-------|-------------------|
| 1 | 1.00 |
| 2 | 0.98 |
| 3 | 0.96 |
| 4 | 0.94 |
| 5 | 0.92 |
| 6 | 0.90 |
| 7 | 0.88 |
| 8 | 0.86 |
| 9 | 0.84 |
| 10 | 0.82 |
| 11-15 | 0.80 |
| 16-20 | 0.78 |
| 21-30 | 0.76 |
| 31-40 | 0.75 |
| 41-50 | 0.74 |
| 51-60 | 0.73 |
| 61-70 | 0.72 |
| 71-80 | 0.71 |
| 80+ | 0.70 |

LAND CURVE PARAMETERS
CONCORD, NH

| Cl ID | Class | Area in Square Feet | Price |
|-------|-------|---------------------|-------|
| 1 | C | 0 | 12.03 |
| 1 | C | 1,362 | 12.03 |
| 1 | C | 2,722 | 7.94 |
| 1 | C | 5,445 | 5.34 |
| 1 | C | 10,890 | 3.56 |
| 1 | C | 21,780 | 2.38 |
| 1 | C | 43,560 | 1.60 |
| <hr/> | | | |
| 1 | E | 0 | 12.03 |
| 1 | E | 1,362 | 12.03 |
| 1 | E | 2,722 | 7.94 |
| 1 | E | 5,445 | 5.34 |
| 1 | E | 10,890 | 3.56 |
| 1 | E | 21,780 | 2.38 |
| 1 | E | 43,560 | 1.60 |
| <hr/> | | | |
| 1 | I | 0 | 12.03 |
| 1 | I | 1,362 | 12.03 |
| 1 | I | 2,722 | 7.94 |
| 1 | I | 5,445 | 5.34 |
| 1 | I | 10,890 | 3.56 |
| 1 | I | 21,780 | 2.38 |
| 1 | I | 43,560 | 1.60 |
| <hr/> | | | |
| 1 | O | 0 | 12.50 |
| 1 | O | 2,500 | 12.40 |
| 1 | O | 5,000 | 6.70 |
| 1 | O | 10,000 | 3.53 |
| 1 | O | 15,000 | 2.43 |
| 1 | O | 20,000 | 1.89 |
| 1 | O | 30,000 | 1.33 |
| 1 | O | 35,000 | 1.19 |
| 1 | O | 43,560 | 1.00 |
| <hr/> | | | |
| 1 | R | 0 | 24.00 |
| 1 | R | 2,500 | 23.72 |
| 1 | R | 5,000 | 12.05 |
| 1 | R | 10,000 | 6.12 |
| 1 | R | 15,000 | 4.21 |
| 1 | R | 20,000 | 3.25 |
| 1 | R | 30,000 | 2.23 |
| 1 | R | 35,000 | 1.97 |
| 1 | R | 43,560 | 1.61 |
| <hr/> | | | |
| 1 | S | 0 | 12.50 |
| 1 | S | 2,500 | 12.40 |
| 1 | S | 5,000 | 6.70 |
| 1 | S | 10,000 | 3.53 |
| 1 | S | 15,000 | 2.43 |
| 1 | S | 20,000 | 1.89 |
| 1 | S | 30,000 | 1.33 |
| 1 | S | 35,000 | 1.19 |
| 1 | S | 43,560 | 1.00 |

LAND CURVE PARAMETERS
CONCORD, NH

| Cl ID | Class | Area in Square Feet | Price |
|----------|-------|------------------------|-------|
| 1 | T | 0 | 12.96 |
| 1 | T | 1,362 | 12.96 |
| 1 | T | 2,722 | 8.65 |
| 1 | T | 5,445 | 5.76 |
| 1 | T | 10,890 | 3.84 |
| 1 | T | 21,780 | 2.56 |
| 1 | T | 43,560 | 1.72 |

Apartment Land Pricing:

Apartment land will be valued based on a per apartment unit basis. Prices will vary based on location, density and the number of apartments.

The Vision software uses the special land pricing module with the unit type listed as BL, where BL represents the number of units allowed or existing. For example, if 24 units exist, it will be listed as 24 units and the unit type will be BL instead of SF or AC.

The following matrix represents the approximate pricing applied:

| Pricing Code | Price/ Unit | Avg # of Units | Good # of Units | Fair # of Units | Poor # of Units |
|---------------------|--------------------|-----------------------|------------------------|------------------------|------------------------|
| AP8 | \$ 22,000 | | 8 - 10 | | |
| AP7 | \$ 19,5 00 | 8 - 10 | 11 - 12 | | |
| AP6 | \$ 17,500 | 11 - 12 | 13 - 23 | 8 - 10 | |
| AP5 | \$ 15,000 | 13 - 23 | 24 - 47 | 11 - 12 | 8 - 10 |
| AP4 | \$ 12,500 | 24 - 47 | 48 - 95 | 13 - 23 | 11 - 12 |
| AP3 | \$ 10,500 | 48 - 95 | 96 & + | 24 - 47 | 13 - 23 |
| AP2 | \$ 8,000 | 96 & + | | 48 - 95 | 24 - 47 |
| AP1 | \$ 6,000 | | | 96 & + | 48 - 95 |

Mobile Home Land Pricing:

Mobile Home Land will be valued based on the per site unit basis. Prices will vary based on location and density.

The Vision system uses the special land pricing module with the unit type listed as BL, where BL represents the number of units allowed or existing. For example, if 24 units exist, it will be listed as 24 units and the unit type will be BL instead of SF or AC.

The following matrix represents the approximate pricing applied:

Mobile Home Park Land Pricing

| Pricing Code | Location Density Desirability | Price/ Site |
|---------------------|--------------------------------------|--------------------|
| MH7 | Excellent | \$ 19,200 |
| MH6 | Good | \$ 19,200 |
| MH5 | Average | \$ 19,100 |
| MH4 | Fair | \$ 11,900 |
| MH3 | Poor | \$ 10,000 |

Commercial/Industrial Condominiums:

Most condominium projects in the City of Concord have an undivided interest in all of the land that comprises the project and most have an equal undivided interest. For these types of projects there is not separate land price table associated with each condominium unit that represents its contribution above the building value, since the market views the purchase as one value which is not separated as land and building. For those projects that have been deeded a specific land area or have varying percentages of undivided interest in the project, the land has been priced in the land section as any other non- condominium property and the common land is also priced with the percentage of undivided interest.

A Unit Location factor will be applied to the building value based on the quality of the location of the improvements relative to their respective locations within the project and the location of the project within the City. The Unit Location factors are based on sales and income valuation residuals. The Unit Location factor is shown in the Condo Unit Valuation section of the property card; and the Location adjustment is shown in the Land Detail section of the Land Valuation section of the property record card.

Commercial and Industrial Land Analysis:

There were ten commercial and industrial land sales that were either vacant or had minimal improvements used in this report.

Currently, the commercial and industrial land pricing has a base (starting) acreage price of \$70,000 and excess land at \$7,200 per acre. Adjustments, based on multipliers, are made to every commercial and industrial parcel for size (acreage discount), location (site index), condition (vacant, corner influence, etc.), and neighborhood influences. These adjustments result in final land assessment values for all the commercial and industrial land parcels throughout the City of Concord. The land values currently used in the software were tested against the sales data to compare the assessed values to the sale prices. The sales data is shown below.

| Address | Site Index | Lot Size | Sale Price | Sale Price/Acre/or Square Ft | Assessed vacant value/acre or SF | Vacancy Multiplier | A/S Ratio |
|-----------------------|------------|----------|-------------|------------------------------|----------------------------------|--------------------|-----------|
| Old Turnpike Rd | K | 17.25 | \$713,000 | \$41,333 | \$36,886 | -20% | .89 % |
| 2 S Commercial Street | K | 1.43 | \$250,000 | \$174,825 | \$123,216 | -20% | .70% |
| 139 Old Turnpike Road | K | 3.16 | \$160,000 | \$50,633 | \$51,107 | -10% | 100.9% |
| 321 S Main St | H | 0.10 | \$80,000 | \$17.78SF | \$18.02 SF | -10% | 101.3% |
| 12AChenell Dr | K | 1.24 | \$135,000 | \$108,870 | \$101,532 | -20% | .93% |
| 11 Canal Street | K | 0.39 | \$89,000 | \$5.17 SF | \$5.35 SF | -10% | 103.5% |
| Break-o-Day Dr | F | 5.50 | \$1,640,000 | \$298,181 | \$218,800 | -20% | 73.4% |
| 1 Whitney Rd | N | 3.74 | \$180,300 | \$ 48,208 | \$ 48,689 | -20% | 101% |
| 8 Integra Dr | K | 2.40 | \$310,000 | \$129,166 | \$ 98,375 | -20% | 76.2% |
| Hall St | N | 7.31 | \$500,000 | \$ 68,399 | \$ 66,500 | -20% | 97.2% |

The sale at 321 S. Main Street is in the UT-Urban Transition Zone and has .10 acres of land. An old building was also on the lot and a demolition permit was taken out after the sale to raze the building. Public utilities are available to the lot. When the actual price per acre of the vacant land sale compared with the computed vacant price per acre the "H" site index sale is within 1.3% of the computed value/acre.

The two lots with the "N" site index are at two opposite locations of the City. The Hall Street sale is almost at the Bow town line and has 7.31 acres of land is in the IN zone with access to water and sewer at the street. Whitney Rd is off of Interstate 93 at exit 17 with 3.74 acres of land in the urban commercial (CU) zone with no access to water and sewer. The Whitney Road lot was very wet and also in current use so the purchaser paid a current use penalty over and above the purchase price since the ownership was no longer contiguous to other land owned by the seller. The assessment to sale ratios are 97.2% and 101% respectively.

The sale at Break-o-Day Drive is in the GWP zone with a "F" site index and has 5.50 acres of land. There are no city utilities to the site which abuts Hwy 393. The lot is accessible off of Loudon Rd. The assessment to sale ratio is 73.4%.

There are six sales with the "K" site index. The sales ranged in size from 0.39 ac to 17.25 acres all had public utilities available. One lot is in the OCP zone, one lot is in the CBP zone, three lots are in the IN zone and one lot is split between the IN and RM zone. The lots are located in various parts of the City. The assessment to sale ratios for these lots range from 70% to 103.5% with a mean of 88.6% and a median of 91%.

Overall the assessment to sale ratios for all ten sales is a median of 95% and a mean of 90.55%. Given the few number of sales, the various locations throughout the city, and varying sizes, no further adjustments or changes will be made to the existing base rate acre value of \$70,000 or the site index multipliers.

**List of “Qualified” Land Sales
Commercial/Industrial Properties**

Vacant Non Residential Qualified Land Sales 2013

| Sale Date | LUC | Site Index | Sale Price | Assessed Value | Ratio | Location | MBL |
|-----------|------|------------|------------|----------------|-------|---------------------|---------------|
| 6/21/12 | 910V | K | 250,000 | 176200 | 0.70 | 2 S Commercial St | 56-1-3 |
| 7/31/13 | 903V | K | 160,000 | 161500 | 1.01 | 139 Old Turnpike Rd | 110A-4-18 |
| 10/12/10 | 390V | N | 180,300 | 182100 | 1.01 | Whitney Rd | 06P-5 |
| 3/6/09 | 340H | K | 135,000 | 127000 | 0.94 | 12A Chenell Dr | 111G-1-996 |
| 11/9/09 | 322I | E | 2,000,000 | 1902500 | 0.95 | 192-196 Loudon Rd | 117D-2-9 & 10 |
| 1/21/09 | 4410 | K | 713,000 | 636300 | 0.89 | Old Turnpike Rd | 110M-1-3 |
| 3/2/11 | 390V | K | 310,000 | 266900 | 0.86 | 8 Integra Dr | 110K-1-13 |
| 8/29/12 | 4400 | N | 500,000 | 486500 | 0.97 | Hall St | 5-1-10 |
| 4/26/12 | 5224 | K | 89,000 | 92000 | 1.03 | 11 Canal St | 0543P-18 |
| 8/19/09 | 3910 | F | 1,640,000 | 1203400 | 0.73 | Break-O-Day Dr | 112-5-38 |
| 12/27/12 | 340I | H | 80,000 | 85900 | 1.07 | 321 S Main St | 18-1-6 |

**List of “Unqualified” Land Sales
Commercial/Industrial Properties**

Vacant Non Residential Unqualified Land Sales 2013

| Sale Date | LUC | Sale Price | Assessed Value | Ratio | Location | MBL |
|-----------|------|------------|----------------|-------|--------------------|-----------|
| 6/7/12 | 3030 | 240,000 | 71,700 | 0.30 | Sanders St | 1412P-54 |
| 11/5/12 | 337V | 723,600 | 44,700 | 0.06 | 73 Downing St | 30-2-17 |
| 6/7/12 | 337V | 240,000 | 42,900 | 0.18 | 12 Canal St | 1412P-52 |
| 6/29/12 | 337V | 1,900,000 | 395,900 | 0.21 | Loudon Rd | 111F-2-10 |
| 7/26/13 | 337V | 200,000 | 52,600 | 0.26 | 293 S Main St | 16-1-10 |
| 7/26/13 | 337V | 200,000 | 94,900 | 0.47 | 297 S Main St | 16-1-8 |
| 7/26/13 | 337V | 200,000 | 98,400 | 0.49 | 299 S Main St | 16-1-7 |
| 11/5/12 | 390V | 200,000 | 51,300 | 0.26 | 207 Fisherville Rd | 201P-2 |
| 7/26/13 | 390V | 200,000 | 105,700 | 0.53 | 301 S Main St | 16-1-6 |
| 11/5/12 | 390V | 200,000 | 468,900 | 2.34 | 189 Fisherville Rd | 204P-73 |
| 11/30/12 | 3910 | 785,900 | 90,400 | 0.12 | 287 S Main St U-3 | 25B-1-15 |
| 11/30/12 | 3910 | 785,900 | 91,700 | 0.12 | 287 S Main St U-4 | 25B-1-16 |
| 12/27/12 | 3910 | 15,000 | 15,000 | 1.00 | Loudon Rd | 111C-2-1 |

Residential Land Analysis:

There were 11 residential vacant land sales used in this report. Prior to the statistical update the base acreage improved land price was \$70,100 per acre and excess land was valued at \$3,800 per acre. Adjustments, based on multipliers, are made to every residential parcel for location (neighborhood and site index), condition (vacant, water frontage, scenic view, etc.). These adjustments result in final land assessment values for all the residential land parcels in the City of Concord. The land values currently used in the software were tested against the vacant land sales shown below to determine if adjustments were needed to the base and excess land values as well as the vacancy multipliers.

| Address | Map/Block/Lot | Sale Price | Lot Size | Sale Price Value Per Acre/SF | Assessed Value Per Acre/SF | Vacancy Multiplier | A/S Ratio |
|-------------------|---------------|------------|----------|------------------------------|----------------------------|--------------------|-----------|
| 85 Currier Rd | 99/1/8 | \$100,000 | 5.01 | \$19,960 | \$14,990 | -20% | .75% |
| 20 Becky Ln | 120/3/34 | \$ 67,000 | 2.61 | \$25,670 | \$25,364 | -20% | .98% |
| 76 Birchdale Rd | 88/2/16 | \$ 70,000 | 2.78 | \$25,179 | \$22,842 | -20% | .91% |
| 42 Little Pond Rd | 100/3/15 | \$130,000 | 9.77 | \$13,306 | \$9,785 | -20% | .74% |
| 34 Foxcross Cr | 121B/3/62 | \$180,000 | 0.80 | \$5.14 SF | \$3.89 SF | -10% | .76% |
| 225 Mountain Rd | 121B/2/27 | \$125,000 | 2.85 | \$43,859 | \$34,842 | -15% | .79% |
| 1 Samuel Dr | 96/2/8 | \$110,000 | 0.47 | \$5.42 SF | \$4.33 SF | -10% | .80% |
| 105 W Parish Rd | 104/2/73 | \$ 75,000 | 4.00 | \$18,750 | \$17,750 | -20% | .95% |
| 12 Cote St | 8/3/11 | \$ 62,000 | 0.29 | \$4.96 SF | \$4.77 SF | -20% | .96% |
| 103 Penacook St | 13P/15 | \$ 53,000 | 1.40 | \$37,857 | \$38,143 | -15% | 101% |
| 45 Carter Hill Rd | 104/2/34 | \$ 60,000 | 1.96 | \$30,612 | \$33,061 | -20% | 108% |

There are vacant land sales in seven of the fifteen residential neighborhoods. Three in neighborhood 103, one in neighborhood 104, two in neighborhood 108, one in neighborhood 109, one in neighborhood 111, two in neighborhood 112, and one in neighborhood 115.

The three sales in neighborhood 103 are located at 85 Currier Road, 76 Birchdale Road, and 42 Little Pond Road. The 85 Currier Road parcel is 5.01 acres, adjacent to conservation land, on the Hopkinton town line, and required a well and septic system for development. The lot is extremely wet and limited options for placement of the house and supporting systems. The 76 Birchdale Rd parcel is 2.78 acres and requires a well and septic system for development. The lot is below street grade, wet and 1.43 acres is subject to a conservation easement. The 42 Little Pond Road lot is 9.77 acres has public water but needs a septic system for development. This lot shares a drive way with two other lots and has no direct access from Little Pond Rd. The lot is extremely wet along Little Pond Rd but does have enough road frontage and land to the rear of the parcel to support another building lot.

1 Samuel Drive, in neighborhood 104, has 20,298 square feet and public utilities are available. This was the last lot to be sold in this development and is on the corner of Samuel Drive and Little Pond Road which is heavily trafficked.

The two sales in neighborhood 108 are 105 W Parish Road with 4.00 acres of land and would need a well and septic system for development. There is a conservation easement on 0.83 acres of the parcel. The 45 Carter Hill Road lot has 1.96 acres and also needs a well and septic system for development.

103 Penacook Street is the only lot sale in the Merrimack Valley School system and in neighborhood 109; has 1.40 acres and has frontage on Upper Oxbow Pond. The lot has public water but needs a septic system. There is a view across the pond but the lot has a steep drop off of about 100 feet from the top of the lot to the pond.

The 2.61 acre parcel at 20 Becky Lane is in neighborhood 111 and would require both a well and septic system for development.

There are two lots in neighborhood 112. 34 Foxcross Cr has 35,045 square feet and has access to public water and sewer. This lot is across from the Concord Country Club and has a view of one of the fairways. This is the last undeveloped lot in the Mountain Green subdivision. At the time of sale the lot was not being actively marketed and the buyers approached the seller with an offer. 225 Mountain Road has 2.85 acres is bowling alley shaped and has access to public water but needs a septic system. The lot has a mountain view to the west but also has an easement in favor of the abutting property owner for clearing, and another easement to an adjacent lot for a utility easement. The two lots in neighborhood 112 - 34 Foxcross Cr and 225 Mountain Rd are close in proximity but 34 Foxcross Cr is across from the golf course at the Concord Country Club and 225 Mountain Road is on the other side of Mountain Rd and slopes down to Interstate 93 North.

The 12 Cote Street lot has 12,502 square feet and the owner needed to bring city utilities to the lot in order to develop.

The assessment to sale ratios for the eleven lots range from 74% to 108%; with a median of 91% and a mean of 88%. The lots are located throughout the City of Concord. The sale at 85 Currier Road (75%), 42 Little Pond Rd (74%), 34 Foxcross Cr (76%) and 225 Mountain Rd (79%) have the lowest assessment to sale ratios; all below 80%. Two of the lots, Currier Rd and Little Pond Rd, have large wet areas, limited development areas and the Little Pond Rd lot shares a driveway access across two other lots. 34 Foxcross Cr sale was a basically a private sale of the last lot in the subdivision and is across from the golf course. 225 Mountain Rd has a westerly view of the mountains but has two easements on the parcel. These lots with their individual positive and negative attributes would not be typical of the majority of the lots in the City. Given the unusual and unique circumstances of these sales less weight is given to them.

The other seven sales have ratios ranging from 80% to 108% with 4 sales between 91% and 98% and one at 101%. The current land values and vacancy factors are supported by these sales. Given the various locations of the sales, the wide variety of attributes in the sales, the varying sizes of the lots, no adjustment will be made this year to the base and excess land prices or the vacancy factors.

Residential Categories of Land and Land Pricing

Site:

The primary site will consist of the area typically utilized to support the improvements. The site will comprise up to 43,560 sf., or if the lot is less than 43,560 sf., the entire lot area; whichever is the greater of the two. In most cases, land greater than the indicated primary site area is considered excess.

Vacant Site:

All land up to and including 43,560 sf. Land greater than the indicated site of one acre usually is considered excess.

Excess Acreage:

Excess land is that land over and above that which is categorized as vacant or improved site. Typically excess land is priced at \$3,800 per Acre x Neighborhood Factor.

Easement, Topography, Access, Visibility, and Other Adjustments:

Adjustments may be made to the excess acreage for topography, extreme wet areas, large utility rights of ways, ledge, poor access, etc. These adjustments are based upon the severity, affect for development, and location. The adjustments are made on an individual lot by lot basis and applied to the Condition Factor.

Positive adjustments have been made to the sites for water frontage, scenic views, water access, etc. The adjustments are made on an individual lot by lot basis and applied to the Condition Factor.

Land Pricing:

Value adjustments for location will be made by applying (Numerical) Site Index multipliers and neighborhood multipliers to the base unit pricing below (See Land Curve Chart for entire SF pricing). Sites equal to or greater than an acre will have a base value of \$70,100 per acre, again, adjusted by the Site Index and Neighborhood multipliers.

| Size | Base Pricing S.F. Unit Price | Total |
|--------|---------------------------------|----------|
| <2,500 | \$24.00 | |
| 2,500 | \$23.72 | \$59,300 |
| 5,000 | \$12.05 | \$60,300 |
| 10,000 | \$6.12 | \$61,200 |
| 15,000 | \$4.21 | \$63,200 |
| 20,000 | \$3.25 | \$65,000 |
| 30,000 | \$2.23 | \$66,900 |
| 35,000 | \$1.97 | \$69,000 |
| 43,560 | \$1.61 | \$70,100 |

Vacant primary site land is discounted for site preparation and utility improvements or hookups as shown below. Vacant primary site land is discounted for site preparation such as clearing, grading, and excavation. The discount also accounts for digging and installing a well and the installation of a septic system for those areas not on city water and sewer and for connections to those utilities if they are present in the street as well as gas or steam connections. The following **average** costs were obtained from the City of Concord engineering and general services department and the Residential Cost Handbook published by Marshall & Swift.

Connection to city water \$3,000-\$10,000
Connection to city sewer system \$4,000
Curb cut for driveway \$2,000
100' depth well installation \$5,150
Septic system installation, design and fees \$11,800
Site Clearing \$2,275

The discount multipliers are shown below.

| Utility | Adjustment Multiplier |
|---|------------------------------|
| Municipal Water & Sewer Hookups Available | -10% |
| Municipal Water or Sewer Hookup Available | -15% |
| Well and Septic System Required | -20% |

Residential Condominium Land Pricing:

Residential condominium values do not have a separate land component to the value. Individual condominium values represent the value of the physical unit, the contributory value of the common and limited common area and any amenities associated with the unit. See Section 6 – Improved Property Data for further explanation.

Manufactured Housing Land Pricing:

Manufactured homes that are on their own land have the same land pricing as residential properties. Manufactured homes that are located in a park and most likely are sitting on a pad do not have a land component to the value since they do not own their pad site. See Section 6 – Improved Property Data for further explanation.

**List of “Qualified”
Residential Land Sales**

Parcel Detail by Land Use
CONCORD, NH

10 2013

| Intrnl ID | Land Use Code | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Eff Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|---------------|-------------------------|-------------------|------------|----------|----------|---------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 106803 | 130 | RES ACLNDV 100/3/15// | 42 LITTLE POND RD | 0103 | 1300 | 2,013 | 2,013 | | 2/20/13 | 130,000 | 95,600 | 0.74 | 1.36 | 0.17 |
| 6669 | 130 | RES ACLNDV 99/1/8// | 85 CURRIER RD | 0103 | 1300 | 2,013 | 2,013 | | 5/24/12 | 100,000 | 75,100 | 0.75 | 1.33 | 0.16 |
| 11418 | 130 | RES ACLNDV 121/B 3/62// | 34 FOXCROSS CR | 0112 | 1300 | 2,013 | 2,013 | | 2/28/13 | 180,000 | 136,300 | 0.76 | 1.32 | 0.15 |
| 106219 | 130 | RES ACLNDV 121/B 2/27// | 225 MOUNTAIN RD | 0112 | 1300 | | 2,013 | | 1/25/13 | 125,000 | 99,300 | 0.79 | 1.26 | 0.12 |
| 6445 | 130 | RES ACLNDV 96/2/8// | 1 SAMUEL DR | 0104 | 1300 | 2,013 | 2,013 | | 8/6/13 | 110,000 | 87,900 | 0.80 | 1.25 | 0.11 |
| 106299 | 130 | RES ACLNDV 88/2/16// | 76 BIRCHDALE RD | 0103 | 1300 | 2,013 | 2,013 | | 5/31/12 | 70,000 | 63,500 | 0.91 | 1.10 | 0.00 |
| 106802 | 130 | RES ACLNDV 104/2/73// | 105 W PARSISH RD | 0108 | 1300 | | 2,013 | | 11/30/12 | 75,000 | 71,000 | 0.95 | 1.06 | 0.04 |
| 106539 | 130 | RES ACLNDV 8/3/11// | 12 COTE ST | 0115 | 1300 | 2,013 | 2,013 | | 12/11/12 | 62,000 | 59,600 | 0.96 | 1.04 | 0.05 |
| 102903 | 130 | RES ACLNDV 120/3/34// | 20 BECKY LN | 0111 | 1300 | 2,013 | 2,013 | | 8/3/12 | 67,700 | 66,200 | 0.98 | 1.02 | 0.07 |
| 12962 | 130 | RES ACLNDV 13/P 15// | 103 PENACOOK ST | 0109 | 1300 | 2,013 | 2,013 | | 5/23/13 | 53,000 | 53,400 | 1.01 | 0.99 | 0.10 |
| 7724 | 130 | RES ACLNDV 104/2/34// | 45 CARTER HILL RD | 0108 | 1300 | 2,013 | 2,013 | | 3/18/13 | 60,000 | 64,800 | 1.08 | 0.93 | 0.17 |

List of “Unqualified”

Residential Land Sales

**Parcel Detail by Land Use
CONCORD, NH**

10/24/2013

| Intrnl ID | Land Use Code | MBLJU | Location | Land Nbrhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|----------------|-------------|------------------|------------|----------|----------|-------|----------|-----------|------------|-----------------|-----------|-----------|----------|
| 6143 | 101 SFR (NL) | 90/1/14/ | 132 HOOKSETT TPK | 0103 | 101A | 2,013 | 2,013 | 3/22/13 | 238,500 | 3,000 | 3,000 | 0.01 | 79.50 | 0.01 |
| 6143 | 101 SFR (NL) | 90/1/14/ | 132 HOOKSETT TPK | 0103 | 101A | 2,013 | 2,013 | 5/25/12 | 127,500 | 3,000 | 3,000 | 0.02 | 42.50 | 0.00 |
| 105623 | 102 CONDO | 123/A 1/15/ | 38 VICTORIAN LN | 0266 | 102V | 2,013 | 2,013 | 4/1/13 | 53,000 | 0 | 0 | 0.00 | 0.00 | 0.00 |
| 105625 | 102 CONDO | 123/A 1/13/ | 31 VICTORIAN LN | 0266 | 102V | 2,013 | 2,013 | 4/3/13 | 53,000 | 0 | 0 | 0.00 | 0.00 | 0.00 |
| 8011 | 106 ACLND IMP | 107/3/19/ | RIVERHILL AV | 0108 | 106V | 2,013 | 2,013 | 1/3/13 | 129,000 | 16,500 | 16,500 | 0.13 | 7.82 | 0.00 |
| 6654 | 130 RES ACLNDV | 98/3/29/ | 103 HEDGEROSE LN | 0103 | 1300 | 2,013 | 2,013 | 6/11/13 | 362,000 | 8,500 | 8,500 | 0.02 | 42.59 | 0.41 |
| 6654 | 130 RES ACLNDV | 98/3/29/ | 103 HEDGEROSE LN | 0103 | 1300 | 2,013 | 2,013 | 4/26/13 | 362,000 | 8,500 | 8,500 | 0.02 | 42.59 | 0.41 |
| 6654 | 130 RES ACLNDV | 98/3/29/ | 103 HEDGEROSE LN | 0103 | 1300 | 2,013 | 2,013 | 6/6/12 | 355,000 | 8,500 | 8,500 | 0.02 | 41.76 | 0.41 |
| 7928 | 130 RES ACLNDV | 106/4/21/ | WEIR RD | 0108 | 1300 | 2,013 | 2,013 | 4/18/13 | 590,000 | 73,600 | 73,600 | 0.12 | 8.02 | 0.31 |
| 840 | 130 RES ACLNDV | 12/1/1/ | WILFRED AV | 0115 | 1300 | 2,013 | 2,013 | 3/15/13 | 205,000 | 42,900 | 42,900 | 0.21 | 4.78 | 0.22 |
| 11166 | 130 RES ACLNDV | 119/1/9/ | 280 OAK HILL RD | 0111 | 1300 | 2,013 | 2,013 | 10/10/12 | 375,000 | 89,300 | 89,300 | 0.24 | 4.20 | 0.19 |
| 106862 | 130 RES ACLNDV | 123/1/71/ | 183 HOIT RD | 0111 | 1300 | 2,013 | 2,013 | 5/13/13 | 105,000 | 64,800 | 64,800 | 0.62 | 1.62 | 0.19 |
| 106864 | 130 RES ACLNDV | 123/1/73/ | 175 HOIT RD | 0111 | 1300 | 2,013 | 2,013 | 11/16/12 | 50,000 | 65,000 | 65,000 | 1.30 | 0.77 | 0.87 |
| 186 | 130 RES ACLNDV | 4/5/2/ | 373 S MAIN ST | 0115 | 1300 | 2,013 | 2,013 | 6/7/12 | 47,500 | 81,200 | 81,200 | 1.71 | 0.58 | 1.28 |
| 105328 | 130 RES ACLNDV | 123/3/56/ | 17 SWAN CR | 0111 | 1300 | 2,013 | 2,013 | 7/26/13 | 50,000 | 91,100 | 91,100 | 1.82 | 0.55 | 1.39 |
| 105329 | 130 RES ACLNDV | 123/3/55/ | 21 SWAN CR | 0111 | 1300 | 2,013 | 2,013 | 7/26/13 | 50,000 | 92,800 | 92,800 | 1.86 | 0.54 | 1.43 |
| 4132 | 130 RES ACLNDV | 60/7/8/ | 23 BRADLEY ST | 0106 | 1300 | 2,013 | 2,013 | 5/24/12 | 30,000 | 57,000 | 57,000 | 1.90 | 0.53 | 1.47 |
| 7921 | 132 RES ACLNUD | 106/4/16/ | WEIR RD | 0108 | 1320 | 2,013 | 2,013 | 4/18/13 | 590,000 | 7,600 | 7,600 | 0.01 | 77.63 | 0.03 |
| 7925 | 132 RES ACLNUD | 106/4/19/ | WEIR RD | 0108 | 1320 | 2,013 | 2,013 | 4/18/13 | 590,000 | 21,000 | 21,000 | 0.04 | 28.10 | 0.00 |
| 8671 | 132 RES ACLNUD | 110/C 3/9/ | 113 PEMBROKE RD | 0114 | 1320 | 2,013 | 2,013 | 6/7/12 | 142,000 | 6,900 | 6,900 | 0.05 | 20.58 | 0.01 |
| 4820 | 132 RES ACLNUD | 72/C 1/2/ | QUAKER ST | 0107 | 1320 | 2,013 | 2,013 | 4/8/13 | 196,000 | 48,900 | 48,900 | 0.25 | 4.01 | 0.21 |

Neighborhood Multiplier:

Lots will be adjusted by a neighborhood multiplier and a site index multiplier. The neighborhood adjustment recognizes the location within the City. The City has been divided up into fifteen (15) major neighborhoods. The neighborhood factors and multipliers are shown below. Support for the fifteen neighborhood factors is shown on the ratio report entitled report by neighborhood. A City wide neighborhood map is included with this report at Appendix F.

| Neighborhood | Description | Adjustment (Multiplier) |
|--------------|-----------------|-------------------------|
| 101 | South End | 1.15 |
| 102 | South of Proper | .98 |
| 103 | SW Rural | 1.00 |
| 104 | West End | 1.00 |
| 105 | White Park | 1.10 |
| 106 | North of Proper | .88 |
| 107 | West Concord | .85 |
| 108 | Mast Yard | 1.00 |
| 109 | Manor | .92 |
| 110 | Penacook | .92 |
| 111 | East Rural | 1.00 |
| 112 | East Concord | 1.05 |
| 113 | Heights North | .90 |
| 114 | Heights South | 1.00 |
| 115 | South East | 1.00 |

Summary by Assessing Nbhhd CONCORD, NH

10/23/2013

| Assessing Nbhhd | Count | Mean Sale Price | Mean Appraised | Mean A/S Ratio | Median Sale Price | Median Appraised | Median A/S Ratio | Median Abs Disp | COD | Weighted Average |
|-----------------|-------|-----------------|----------------|----------------|-------------------|------------------|------------------|-----------------|--------|------------------|
| B101 | 36 | 234,003 | 231,167 | 0.99 | 226,000 | 219,050 | 0.99 | 0.03 | 4.29% | 0.99 |
| B102 | 9 | 186,978 | 179,756 | 0.96 | 162,000 | 156,600 | 0.97 | 0.06 | 7.10% | 0.96 |
| B103 | 22 | 319,795 | 319,386 | 0.98 | 304,000 | 297,350 | 1.00 | 0.03 | 5.36% | 1.00 |
| B104 | 30 | 350,610 | 346,097 | 0.98 | 357,500 | 352,000 | 0.98 | 0.03 | 4.93% | 0.99 |
| B105 | 7 | 197,114 | 187,386 | 0.96 | 198,300 | 192,400 | 0.97 | 0.06 | 5.60% | 0.95 |
| B106 | 19 | 214,000 | 207,184 | 1.00 | 210,000 | 206,200 | 0.98 | 0.07 | 10.53% | 0.97 |
| B107 | 18 | 200,939 | 196,122 | 0.97 | 197,000 | 190,300 | 0.97 | 0.02 | 3.55% | 0.98 |
| B108 | 16 | 273,062 | 276,481 | 1.01 | 259,500 | 273,400 | 1.00 | 0.04 | 4.56% | 1.01 |
| B109 | 31 | 188,768 | 188,377 | 1.00 | 190,000 | 188,500 | 0.99 | 0.02 | 3.58% | 1.00 |
| B110 | 23 | 189,057 | 190,087 | 1.03 | 199,000 | 189,200 | 1.01 | 0.05 | 7.71% | 1.01 |
| B111 | 25 | 235,488 | 233,024 | 0.99 | 235,000 | 234,300 | 0.99 | 0.04 | 4.12% | 0.99 |
| B112 | 28 | 288,893 | 284,632 | 0.97 | 288,000 | 279,800 | 0.99 | 0.04 | 5.38% | 0.99 |
| B113 | 18 | 249,022 | 247,844 | 0.99 | 237,500 | 232,200 | 1.00 | 0.03 | 3.78% | 1.00 |
| B114 | 23 | 180,448 | 179,570 | 0.99 | 177,000 | 173,900 | 0.99 | 0.02 | 3.38% | 1.00 |
| B115 | 29 | 179,621 | 179,369 | 1.02 | 184,000 | 183,800 | 0.98 | 0.02 | 7.64% | 1.00 |
| B201 | 1 | 165,000 | 165,000 | 1.00 | 165,000 | 165,000 | 1.00 | 0.00 | 0.00% | 1.00 |
| B204 | 8 | 78,225 | 76,175 | 0.97 | 86,750 | 82,050 | 0.97 | 0.02 | 3.09% | 0.97 |
| B205 | 1 | 127,500 | 126,200 | 0.99 | 127,500 | 126,200 | 0.99 | 0.00 | 0.00% | 0.99 |
| B206 | 1 | 125,000 | 121,300 | 0.97 | 125,000 | 121,300 | 0.97 | 0.00 | 0.00% | 0.97 |
| B209 | 4 | 68,000 | 70,750 | 1.05 | 65,500 | 72,350 | 1.05 | 0.07 | 7.38% | 1.04 |
| B210 | 1 | 180,000 | 179,000 | 0.99 | 180,000 | 179,000 | 0.99 | 0.00 | 0.00% | 0.99 |
| B211 | 9 | 172,056 | 174,544 | 1.02 | 173,500 | 174,200 | 1.00 | 0.01 | 1.89% | 1.01 |
| B212 | 2 | 99,250 | 98,650 | 0.99 | 99,250 | 98,650 | 0.99 | 0.01 | 1.52% | 0.99 |
| B213 | 6 | 171,817 | 173,750 | 1.01 | 185,950 | 188,700 | 1.01 | 0.03 | 2.97% | 1.01 |
| B214 | 3 | 45,667 | 47,700 | 1.05 | 44,000 | 49,000 | 0.99 | 0.02 | 7.74% | 1.04 |
| B217 | 3 | 41,833 | 35,433 | 0.86 | 45,000 | 35,700 | 0.79 | 0.00 | 8.02% | 0.85 |
| B219 | 16 | 116,906 | 121,206 | 1.04 | 117,500 | 121,150 | 1.01 | 0.05 | 6.37% | 1.04 |
| B220 | 1 | 132,500 | 131,600 | 0.99 | 132,500 | 131,600 | 0.99 | 0.00 | 0.00% | 0.99 |
| B221 | 1 | 119,000 | 118,300 | 0.99 | 119,000 | 118,300 | 0.99 | 0.00 | 0.00% | 0.99 |
| B223 | 1 | 217,500 | 217,400 | 1.00 | 217,500 | 217,400 | 1.00 | 0.00 | 0.00% | 1.00 |
| B226 | 3 | 219,833 | 219,933 | 1.00 | 222,500 | 215,100 | 1.00 | 0.04 | 2.67% | 1.00 |
| B227 | 2 | 108,750 | 109,550 | 1.01 | 108,750 | 109,550 | 1.01 | 0.02 | 1.98% | 1.01 |

Summary by Assessing Nbhhd
CONCORD, NH

10/23/2013

| Assessing Nbhhd | Count | Mean Sale Price | Mean Appraised | Mean A/S Ratio | Median Sale Price | Median Appraised | Median A/S Ratio | Median Abs Disp | COD | Weighted Average |
|-----------------------|-------|-----------------|----------------|----------------|-------------------|------------------|------------------|-----------------|--------|------------------|
| B232 MULBERRY VIL. | 4 | 167,725 | 175,650 | 1.05 | 166,500 | 174,100 | 1.05 | 0.07 | 6.43% | 1.05 |
| B238 TURTLE POND | 3 | 162,167 | 162,833 | 1.01 | 169,000 | 161,200 | 1.00 | 0.09 | 7.33% | 1.00 |
| B252 VINEYARDS | 7 | 177,429 | 176,286 | 1.00 | 176,000 | 175,400 | 0.98 | 0.03 | 3.21% | 0.99 |
| B257 2-4 CELTIC ST | 1 | 111,000 | 110,700 | 1.00 | 111,000 | 110,700 | 1.00 | 0.00 | 0.00% | 1.00 |
| B258 ABBOTT VILLAC | 7 | 214,657 | 219,029 | 1.02 | 209,000 | 223,200 | 1.02 | 0.04 | 3.22% | 1.02 |
| B264 OXBOW BLUFF | 3 | 224,733 | 223,967 | 1.00 | 221,000 | 218,600 | 0.99 | 0.00 | 0.67% | 1.00 |
| B266 ACRES WILDLIF | 1 | 239,900 | 237,900 | 0.99 | 239,900 | 237,900 | 0.99 | 0.00 | 0.00% | 0.99 |
| B268 CAPITOL VIEW | 3 | 185,667 | 186,100 | 1.00 | 214,000 | 214,300 | 1.00 | 0.00 | 0.33% | 1.00 |
| B271 W CONCORD SC | 3 | 185,000 | 183,733 | 0.99 | 185,000 | 183,500 | 0.99 | 0.00 | 0.34% | 0.99 |
| B301 69 MANCHESTER | 1 | 26,000 | 25,300 | 0.97 | 26,000 | 25,300 | 0.97 | 0.00 | 0.00% | 0.97 |
| B304 82 FISHERVILLE | 1 | 42,500 | 41,800 | 0.98 | 42,500 | 41,800 | 0.98 | 0.00 | 0.00% | 0.98 |
| B305 107 FISHER VILL. | 1 | 49,700 | 46,200 | 0.93 | 49,700 | 46,200 | 0.93 | 0.00 | 0.00% | 0.93 |
| B306 CONCORD TERR | 6 | 30,150 | 28,800 | 0.95 | 26,000 | 24,200 | 0.98 | 0.02 | 4.93% | 0.96 |
| B307 FOXCROFT EST | 9 | 32,733 | 35,800 | 1.11 | 28,900 | 28,700 | 1.00 | 0.15 | 17.78% | 1.09 |
| B308 GREEN ACRES | 8 | 14,388 | 14,138 | 1.04 | 11,800 | 13,600 | 1.00 | 0.10 | 15.00% | 0.98 |
| B309 GREEN MEADOW | 6 | 16,000 | 15,650 | 1.10 | 17,000 | 16,400 | 0.98 | 0.11 | 21.43% | 0.98 |
| B310 | 4 | 24,000 | 24,700 | 1.19 | 29,000 | 28,650 | 1.03 | 0.07 | 22.33% | 1.03 |
| B311 CRESTWOOD | 27 | 51,167 | 50,937 | 1.04 | 35,000 | 41,200 | 0.97 | 0.08 | 15.73% | 1.00 |
| B415 | 1 | 355,000 | 332,800 | 0.94 | 355,000 | 332,800 | 0.94 | 0.00 | 0.00% | 0.94 |
| | | 193,791 | 192,477 | 1.00 | 188,000 | 184,800 | 0.99 | 0.03 | 6.40% | 0.99 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|---------------|-------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 1252 | B101 | 22/ 1/ 3/ / | 8 KIMBALL ST | 0101 | 1010 | 2,296 | 116 | 27 | 9/ 4/12 | 230,000 | 207,200 | 0.90 | 1.11 | 0.09 |
| 5950 | B101 | 84/A 3/ 9/ / | 25 MEADOW ST | 0101 | 1010 | 2,358 | 43 | 13 | 8/ 1/12 | 315,000 | 284,400 | 0.90 | 1.11 | 0.09 |
| 5924 | B101 | 84/A 1/ 5/ / | 278 SOUTH ST | 0101 | 1010 | 2,074 | 54 | 22 | 9/ 6/13 | 240,000 | 217,400 | 0.91 | 1.10 | 0.08 |
| 744 | B101 | 10/C 1/ 11/ / | 23 CONANT DR | 0101 | 1010 | 1,534 | 58 | 24 | 10/30/12 | 199,900 | 181,900 | 0.91 | 1.10 | 0.08 |
| 2519 | B101 | 39/ 6/ 10/ / | 24 S FRUIT ST | 0101 | 1010 | 2,144 | 79 | 27 | 6/27/12 | 223,000 | 205,800 | 0.92 | 1.08 | 0.07 |
| 5973 | B101 | 85/ 1/ 6/ / | 7 IRON WORKS RD | 0101 | 1010 | 1,347 | 87 | 27 | 7/29/13 | 195,000 | 181,400 | 0.93 | 1.07 | 0.06 |
| 508 | B101 | 9/A 3/ 1/ / | 18 BROOKSIDE DR | 0101 | 1010 | 1,742 | 59 | 24 | 7/19/13 | 218,000 | 203,800 | 0.93 | 1.07 | 0.06 |
| 636 | B101 | 9/C 2/ 14/ / | 4 LEDGE CR | 0101 | 1010 | 2,753 | 42 | 13 | 8/ 2/13 | 348,000 | 327,800 | 0.94 | 1.06 | 0.05 |
| 698 | B101 | 10/B 1/ 12/ / | 21 SPRINGFIELD ST | 0101 | 1010 | 1,894 | 55 | 16 | 5/21/13 | 233,000 | 223,100 | 0.96 | 1.04 | 0.03 |
| 1093 | B101 | 19/ 2/ 9/ / | 20 GILMORE ST | 0101 | 1010 | 2,296 | 103 | 27 | 5/21/13 | 251,000 | 240,900 | 0.96 | 1.04 | 0.03 |
| 717 | B101 | 10/B 3/ 8/ / | 22 SPRINGFIELD ST | 0101 | 1010 | 1,939 | 52 | 15 | 10/12/12 | 227,000 | 219,100 | 0.97 | 1.04 | 0.02 |
| 2 | B101 | 1/ 1/ 2/ / | 319 SOUTH ST | 0101 | 1010 | 1,681 | 61 | 25 | 9/ 4/12 | 192,000 | 186,000 | 0.97 | 1.03 | 0.02 |
| 771 | B101 | 10/C 2/ 13/ / | 5 MIDDLEBURY ST | 0101 | 1010 | 2,984 | 39 | 16 | 4/30/12 | 325,000 | 315,000 | 0.97 | 1.03 | 0.02 |
| 720 | B101 | 10/B 3/ 11/ / | 23 NORWICH ST | 0101 | 1010 | 1,988 | 53 | 16 | 5/31/12 | 225,000 | 219,700 | 0.98 | 1.02 | 0.01 |
| 14 | B101 | 1/ 1/ 14/ / | 289 SOUTH ST | 0101 | 1010 | 3,196 | 46 | 19 | 11/17/12 | 329,000 | 323,100 | 0.98 | 1.02 | 0.01 |
| 485 | B101 | 9/A 1/ 1/ / | 211 SOUTH ST | 0101 | 1010 | 1,193 | 76 | 27 | 9/14/12 | 174,000 | 170,900 | 0.98 | 1.02 | 0.01 |
| 1130 | B101 | 19/ 5/ 9/ / | 50 BROADWAY | 0101 | 1010 | 1,912 | 123 | 27 | 7/26/13 | 210,000 | 206,400 | 0.98 | 1.02 | 0.01 |
| 104437 | B101 | 2/ 1/ 19/ / | 18 GOLDENROD LN | 0101 | 1010 | 2,377 | 8 | 4 | 6/28/13 | 322,600 | 317,400 | 0.98 | 1.02 | 0.01 |
| 714 | B101 | 10/B 3/ 5/ / | 16 SPRINGFIELD ST | 0101 | 1010 | 1,961 | 47 | 14 | 11/ 5/12 | 222,000 | 219,000 | 0.99 | 1.01 | 0.06 |
| 11 | B101 | 1/ 1/ 11/ / | 4 NEW MEADOW RD | 0101 | 1010 | 2,650 | 41 | 17 | 5/25/12 | 258,000 | 256,900 | 1.00 | 1.00 | 0.01 |
| 1149 | B101 | 20/ 1/ 1/ / | 19 CYPRESS ST | 0101 | 1010 | 2,032 | 52 | 31 | 4/30/13 | 198,000 | 197,200 | 1.00 | 1.00 | 0.01 |
| 2483 | B101 | 39/ 1/ 8/ / | 12 REDINGTON RD | 0101 | 1040 | 3,244 | 43 | 26 | 3/18/13 | 230,000 | 229,600 | 1.00 | 1.00 | 0.01 |
| 5958 | B101 | 84/A 4/ 8/ / | 5 MIDDLELAND ST | 0101 | 1010 | 2,260 | 53 | 22 | 10/ 1/12 | 240,000 | 239,600 | 1.00 | 1.00 | 0.01 |
| 1133 | B101 | 19/ 5/ 12/ / | 84 PILLSBURY ST | 0101 | 1010 | 2,059 | 113 | 19 | 6/17/13 | 239,000 | 239,900 | 1.00 | 1.00 | 0.01 |
| 100341 | B101 | 1/ 1/ 38/ / | 11 GABBY LN | 0101 | 1010 | 2,590 | 13 | 6 | 7/ 1/13 | 300,000 | 301,200 | 1.00 | 1.00 | 0.01 |
| 1096 | B101 | 19/ 2/ 12/ / | 30 CARTER ST | 0101 | 1010 | 1,539 | 113 | 27 | 8/20/12 | 215,000 | 216,600 | 1.01 | 0.99 | 0.02 |
| 671 | B101 | 10/A 2/ 14/ / | 20 RUNDLETT ST | 0101 | 1010 | 1,182 | 58 | 34 | 5/ 3/12 | 163,000 | 165,700 | 1.02 | 0.98 | 0.03 |
| 506 | B101 | 9/A 2/ 10/ / | 2 SUNSET AV | 0101 | 1010 | 1,429 | 68 | 19 | 7/ 6/12 | 186,200 | 189,400 | 1.02 | 0.98 | 0.03 |
| 5967 | B101 | 84/A 5/ 8/ / | 264 SOUTH ST | 0101 | 1010 | 3,972 | 93 | 27 | 8/27/12 | 335,000 | 348,100 | 1.04 | 0.96 | 0.05 |
| 483 | B101 | 9/ 2/ 7/ / | 167 SOUTH ST | 0101 | 1010 | 1,346 | 123 | 37 | 10/31/12 | 161,000 | 168,400 | 1.05 | 0.96 | 0.06 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLJ | Location | Land Nbhhd | Use Code | EFF Area | Age | EFF Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|-------------|---------------------|------------|----------|----------|-------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 40 | B101 | 2/11/11 | 285 SOUTH ST | 0101 | 1010 | 1,446 | 67 | 27 | 7/13/12 | 165,000 | 172,900 | 1.05 | 0.95 | 0.05 |
| 573 | B101 | 9/B 1/7/1 | 96 ROCKINGHAM ST | 0101 | 1010 | 1,277 | 93 | 27 | 7/30/12 | 165,000 | 173,600 | 1.05 | 0.95 | 0.06 |
| 2520 | B101 | 39/6/11/1 | 36 S FRUIT ST | 0101 | 1010 | 2,334 | 12 | 2 | 5/8/13 | 240,000 | 256,200 | 1.07 | 0.94 | 0.08 |
| 5929 | B101 | 84/A 1/10/1 | 7 MOORELAND AV | 0101 | 1010 | 1,761 | 61 | 25 | 6/14/13 | 190,000 | 205,300 | 1.08 | 0.93 | 0.09 |
| 513 | B101 | 9/A 3/7/1 | 205 SOUTH ST | 0101 | 1010 | 2,059 | 66 | 27 | 10/30/12 | 203,400 | 221,500 | 1.09 | 0.92 | 0.10 |
| 5983 | B101 | 85/1/16/1 | 39 IRON WORKS RD | 0101 | 1010 | 3,024 | 73 | 19 | 3/13/13 | 256,000 | 289,600 | 1.13 | 0.88 | 0.14 |
| 1686 | B102 | 29/4/18/1 | 20 DOWNING ST | 0102 | 1010 | 1,490 | 113 | 46 | 8/29/13 | 148,000 | 115,800 | 0.78 | 1.28 | 0.19 |
| 2034 | B102 | 33/2/8/1 | 31 CONCORD ST | 0102 | 1010 | 1,289 | 113 | 27 | 5/25/12 | 139,000 | 120,900 | 0.87 | 1.15 | 0.10 |
| 1748 | B102 | 29/8/14/1 | 64 S STATE ST | 0102 | 1040 | 2,997 | 123 | 19 | 2/12/13 | 250,800 | 227,000 | 0.91 | 1.10 | 0.06 |
| 1802 | B102 | 30/3/8/1 | 66 DOWNING ST | 0102 | 1040 | 2,327 | 113 | 27 | 8/1/13 | 170,000 | 164,200 | 0.97 | 1.04 | 0.00 |
| 1635 | B102 | 29/1/14/1 | 27 DOWNING ST | 0102 | 1010 | 1,580 | 113 | 19 | 8/17/12 | 162,000 | 156,600 | 0.97 | 1.03 | 0.00 |
| 2002 | B102 | 32/6/13/1 | 22 S SPRING ST | 0102 | 1010 | 3,891 | 133 | 19 | 6/7/13 | 358,000 | 350,300 | 0.98 | 1.02 | 0.01 |
| 2093 | B102 | 33/5/8/1 | 7-9 MYRTLE ST | 0102 | 1040 | 1,872 | 141 | 27 | 3/18/13 | 116,000 | 119,800 | 1.03 | 0.97 | 0.06 |
| 1674 | B102 | 29/4/5/1 | 25-27 PERLEY ST | 0102 | 1040 | 3,111 | 123 | 37 | 7/15/13 | 150,000 | 156,000 | 1.04 | 0.96 | 0.07 |
| 1759 | B102 | 30/1/6/1 | 11 REDWOOD AV | 0102 | 1010 | 1,995 | 73 | 19 | 4/24/13 | 189,000 | 207,200 | 1.10 | 0.91 | 0.13 |
| 106803 | B103 | 100/3/15/1 | 42 LITTLE POND RD | 0103 | 1300 | 2,013 | 2,013 | | 2/20/13 | 130,000 | 95,600 | 0.74 | 1.36 | 0.26 |
| 6669 | B103 | 99/1/8/1 | 85 CURRIER RD | 0103 | 1300 | 2,013 | 2,013 | | 5/24/12 | 100,000 | 75,100 | 0.75 | 1.33 | 0.25 |
| 106299 | B103 | 88/2/16/1 | 76 BIRCHDALE RD | 0103 | 1300 | 2,013 | 2,013 | | 5/31/12 | 70,000 | 63,500 | 0.91 | 1.10 | 0.09 |
| 6237 | B103 | 94/1/1/1 | 289 PLEASANT ST | 0103 | 1010 | 2,089 | 123 | 19 | 12/11/12 | 295,000 | 272,600 | 0.92 | 1.08 | 0.08 |
| 6171 | B103 | 91/1/22/1 | 2 SPILLWAY LN | 0103 | 1010 | 2,717 | 24 | 10 | 3/29/13 | 313,000 | 296,700 | 0.95 | 1.05 | 0.05 |
| 6174 | B103 | 91/1/25/1 | 56 MILLSTONE DR | 0103 | 1010 | 3,055 | 23 | 9 | 2/6/13 | 330,000 | 315,100 | 0.95 | 1.05 | 0.05 |
| 6793 | B103 | 100/3/1/1 | 38 LITTLE POND RD | 0103 | 1010 | 2,689 | 17 | 9 | 5/15/13 | 290,000 | 281,500 | 0.97 | 1.03 | 0.03 |
| 6872 | B103 | 102/1/8/1 | 6 LITTLE POND RD | 0103 | 1010 | 1,893 | 74 | 19 | 1/14/13 | 212,500 | 208,500 | 0.98 | 1.02 | 0.02 |
| 100060 | B103 | 98/2/44/1 | 3 APPALOOSA RN | 0103 | 1010 | 3,170 | 9 | 5 | 5/18/12 | 400,000 | 395,100 | 0.99 | 1.01 | 0.01 |
| 6701 | B103 | 99/2/28/1 | 12 CHESTNUT PASTURE | 0103 | 1010 | 2,896 | 26 | 11 | 4/25/12 | 315,000 | 313,300 | 0.99 | 1.01 | 0.01 |
| 6191 | B103 | 92/1/3/1 | 272 CLINTON ST | 0103 | 1010 | 1,407 | 41 | 17 | 9/11/12 | 195,000 | 194,300 | 1.00 | 1.00 | 0.00 |
| 6774 | B103 | 100/2/9/1 | 59 LITTLE POND RD | 0103 | 1010 | 2,598 | 53 | 22 | 5/24/13 | 272,500 | 273,000 | 1.00 | 1.00 | 0.00 |
| 100064 | B103 | 98/2/48/1 | 10 SHENANDOAH DR | 0103 | 1010 | 3,952 | 8 | 4 | 12/6/12 | 538,000 | 540,300 | 1.00 | 1.00 | 0.00 |
| 6170 | B103 | 91/1/21/1 | 8 SPILLWAY LN | 0103 | 1010 | 2,839 | 24 | 7 | 6/20/13 | 319,000 | 324,700 | 1.02 | 0.98 | 0.02 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|----------------|---------------------|------------|----------|-------|-------|----------|------------|------------|-----------------|-----------|-----------|----------|
| 6147 | B103 | 90/ 2/ 5/ / | 85 STICKNEY HILL RD | 0103 | 1010 | 5,073 | 223 | 19 | 5/ 1/ 13 | 570,000 | 582,100 | 1.02 | 0.98 | 0.02 |
| 102126 | B103 | 100/ 2/ 50/ / | 22 THACKERAY RD | 0103 | 1010 | 3,972 | 8 | 4 | 5/ 29/ 13 | 485,000 | 499,100 | 1.03 | 0.97 | 0.03 |
| 101429 | B103 | 100/ 1/ 3/ / | 8 COVENTRY RD | 0103 | 1010 | 3,547 | 9 | 5 | 2/ 6/ 13 | 530,000 | 547,300 | 1.03 | 0.97 | 0.03 |
| 6691 | B103 | 99/ 2/ 18/ / | 16 CHESTNUT PASTURE | 0103 | 1010 | 2,748 | 26 | 11 | 4/ 29/ 13 | 288,000 | 298,000 | 1.03 | 0.97 | 0.03 |
| 102106 | B103 | 100/ 2/ 36/ / | 25 EMERSON RD | 0103 | 1010 | 3,994 | 9 | 5 | 6/ 21/ 13 | 455,000 | 476,000 | 1.05 | 0.96 | 0.05 |
| 100068 | B103 | 98/ 2/ 52/ / | 1 PALOMINO CT | 0103 | 1010 | 4,182 | 10 | 5 | 9/ 24/ 12 | 510,000 | 535,100 | 1.05 | 0.95 | 0.05 |
| 6761 | B103 | 100/ 2/ 1/ / | 110 FISK RD | 0103 | 1010 | 2,578 | 48 | 20 | 8/ 2/ 12 | 242,500 | 255,100 | 1.05 | 0.95 | 0.05 |
| 6801 | B103 | 100/ 3/ 11/ / | 34 LITTLE POND RD | 0103 | 1010 | 1,293 | 21 | 7 | 12/ 21/ 12 | 175,000 | 184,500 | 1.05 | 0.95 | 0.05 |
| 6445 | B104 | 96/ 2/ 8/ / | 1 SAMUEL DR | 0104 | 1300 | 2,013 | 2,013 | 8/ 6/ 13 | | 110,000 | 87,900 | 0.80 | 1.25 | 0.18 |
| 6834 | B104 | 101/ 1/ 16/ / | 7 COLUMBUS AV | 0104 | 1010 | 2,626 | 123 | 19 | 6/ 10/ 13 | 282,000 | 237,300 | 0.84 | 1.19 | 0.14 |
| 3556 | B104 | 51/ 2/ 6/ / | 33 RIDGE RD | 0104 | 1010 | 2,445 | 89 | 19 | 4/ 4/ 13 | 371,000 | 334,200 | 0.90 | 1.11 | 0.08 |
| 2772 | B104 | 42/ 1/ 5/ / | 24 PINE ST | 0104 | 1010 | 2,088 | 64 | 19 | 6/ 15/ 12 | 275,000 | 250,800 | 0.91 | 1.10 | 0.07 |
| 6849 | B104 | 101/ 2/ 6/ / | 6 COLUMBUS AV | 0104 | 1010 | 2,624 | 57 | 24 | 6/ 25/ 12 | 300,000 | 274,900 | 0.92 | 1.09 | 0.05 |
| 6471 | B104 | 96/ 2/ 35/ / | 14 DWINELL DR | 0104 | 1010 | 3,490 | 26 | 8 | 8/ 22/ 12 | 440,000 | 413,200 | 0.94 | 1.06 | 0.04 |
| 6515 | B104 | 96/ 2/ 79/ / | 30 DWINELL DR | 0104 | 1010 | 4,260 | 23 | 7 | 2/ 7/ 13 | 460,000 | 435,400 | 0.95 | 1.06 | 0.03 |
| 3550 | B104 | 51/ 1/ 18/ / | 25 AUBURN ST | 0104 | 1010 | 4,322 | 133 | 19 | 6/ 29/ 12 | 540,000 | 515,700 | 0.95 | 1.05 | 0.03 |
| 2543 | B104 | 39/ A 4/ 2/ / | 20 THAYER POND RD | 0104 | 1010 | 1,957 | 69 | 19 | 11/ 14/ 12 | 295,500 | 286,200 | 0.97 | 1.03 | 0.01 |
| 2611 | B104 | 39/ C 1/ 17/ / | 1 PLEASANT VIEW AV | 0104 | 1010 | 1,313 | 73 | 27 | 5/ 6/ 13 | 197,000 | 191,300 | 0.97 | 1.03 | 0.01 |
| 3601 | B104 | 52/ 3/ 11/ / | 28 AUBURN ST | 0104 | 1010 | 3,001 | 113 | 19 | 7/ 31/ 13 | 390,000 | 379,400 | 0.97 | 1.03 | 0.01 |
| 6508 | B104 | 96/ 2/ 72/ / | 40 DWINELL DR | 0104 | 1010 | 3,375 | 20 | 6 | 5/ 30/ 12 | 427,000 | 416,600 | 0.98 | 1.02 | 0.00 |
| 3610 | B104 | 52/ 4/ 6/ / | 34 AUBURN ST | 0104 | 1010 | 2,685 | 92 | 19 | 6/ 21/ 13 | 397,500 | 388,200 | 0.98 | 1.02 | 0.00 |
| 3462 | B104 | 49/ 1/ 3/ / | 103 CENTRE ST | 0104 | 1010 | 2,120 | 103 | 19 | 9/ 18/ 12 | 280,000 | 274,600 | 0.98 | 1.02 | 0.00 |
| 2576 | B104 | 39/ B 1/ 11/ / | 15 KENSINGTON RD | 0104 | 1010 | 3,497 | 83 | 19 | 10/ 16/ 12 | 400,000 | 393,300 | 0.98 | 1.02 | 0.00 |
| 104878 | B104 | 96/ 2/ 96/ / | 31 SAMUEL DR | 0104 | 1010 | 3,241 | 4 | 2 | 5/ 23/ 12 | 439,000 | 432,700 | 0.99 | 1.01 | 0.01 |
| 104875 | B104 | 96/ 2/ 99/ / | 30 SAMUEL DR | 0104 | 1010 | 3,187 | 4 | 2 | 3/ 8/ 13 | 428,000 | 422,500 | 0.99 | 1.01 | 0.01 |
| 6442 | B104 | 96/ 2/ 5/ / | 51 RIDGE RD | 0104 | 1010 | 1,872 | 53 | 16 | 4/ 24/ 12 | 279,000 | 275,700 | 0.99 | 1.01 | 0.01 |
| 2657 | B104 | 40/ 1/ 12/ / | 8 WOODMAN ST | 0104 | 1010 | 1,646 | 123 | 27 | 6/ 24/ 13 | 196,300 | 195,300 | 0.99 | 1.01 | 0.01 |
| 3515 | B104 | 50/ 4/ 7/ / | 5 AUBURN ST | 0104 | 1010 | 4,375 | 103 | 27 | 3/ 25/ 13 | 575,000 | 576,600 | 1.00 | 1.00 | 0.01 |
| 2821 | B104 | 42/ 6/ 4/ / | 19 MERRIMACK ST | 0104 | 1010 | 3,878 | 178 | 19 | 7/ 9/ 12 | 370,000 | 374,300 | 1.01 | 0.99 | 0.02 |
| 3471 | B104 | 49/ 2/ 1/ / | 2 AUBURN ST | 0104 | 1010 | 4,466 | 105 | 19 | 6/ 26/ 12 | 510,000 | 517,100 | 1.01 | 0.99 | 0.03 |

Parcel Detail by Assessing Nbhhd
CONCORD, NH

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|------------|-----------------------|------------|----------|-------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 6457 | B104 | 96/2/21/1 | 14 POND PLACE LN | 0104 | 1010 | 2,784 | 28 | 9 | 4/1/13 | 295,000 | 308,200 | 1.04 | 0.96 | 0.06 |
| 6509 | B104 | 96/2/73/1 | 32 DWINNELL DR | 0104 | 1010 | 4,699 | 20 | 6 | 9/5/12 | 530,000 | 554,200 | 1.05 | 0.96 | 0.07 |
| 2843 | B104 | 43/3/5/1 | 43 RUMFORD ST | 0104 | 1010 | 3,775 | 113 | 19 | 6/6/13 | 400,000 | 422,100 | 1.06 | 0.95 | 0.08 |
| 2765 | B104 | 41/7/16/1 | 97 WARREN ST | 0104 | 1040 | 4,130 | 113 | 27 | 7/24/12 | 250,000 | 264,300 | 1.06 | 0.95 | 0.08 |
| 2701 | B104 | 41/1/18/1 | 120 PLEASANT ST | 0104 | 1090 | 3,305 | 133 | 27 | 10/19/12 | 311,000 | 332,000 | 1.07 | 0.94 | 0.09 |
| 2540 | B104 | 39/A 3/2/1 | 140 SCHOOL ST | 0104 | 1010 | 3,196 | 50 | 21 | 8/1/12 | 345,000 | 369,800 | 1.07 | 0.93 | 0.09 |
| 2545 | B104 | 39/A 4/5/1 | 34 THAYER POND RD | 0104 | 1010 | 2,786 | 61 | 25 | 1/24/13 | 260,000 | 278,800 | 1.07 | 0.93 | 0.09 |
| 2655 | B104 | 40/1/10/1 | 4 WOODMAN ST | 0104 | 1010 | 1,949 | 113 | 27 | 8/6/12 | 165,000 | 180,300 | 1.09 | 0.92 | 0.11 |
| 3412 | B105 | 48/2/5/1 | 9 ESSEX ST | 0105 | 1010 | 2,209 | 123 | 27 | 3/15/13 | 244,000 | 207,900 | 0.85 | 1.17 | 0.12 |
| 3436 | B105 | 48/3/14/1 | 91-93 WASHINGTON ST | 0105 | 1040 | 1,909 | 133 | 27 | 7/1/13 | 179,000 | 153,500 | 0.86 | 1.17 | 0.11 |
| 3626 | B105 | 52/5/12/1 | 6 FOREST ST | 0105 | 1010 | 1,982 | 14 | 7 | 10/2/12 | 244,000 | 234,300 | 0.96 | 1.04 | 0.01 |
| 3441 | B105 | 48/3/19/1 | 81 WASHINGTON ST | 0105 | 1010 | 2,000 | 123 | 37 | 6/7/13 | 198,300 | 192,400 | 0.97 | 1.03 | 0.00 |
| 3436 | B105 | 48/3/14/1 | 91-93 WASHINGTON ST | 0105 | 1040 | 1,909 | 133 | 27 | 6/12/12 | 156,000 | 153,500 | 0.98 | 1.02 | 0.01 |
| 3715 | B105 | 53/3/2/1 | 7.5 LYNDON ST | 0105 | 1010 | 1,526 | 103 | 27 | 6/24/13 | 153,500 | 157,800 | 1.03 | 0.97 | 0.06 |
| 4167 | B105 | 61/2/5/1 | 58 FRANKLIN ST | 0105 | 1010 | 2,354 | 138 | 27 | 5/25/12 | 205,000 | 212,300 | 1.04 | 0.97 | 0.07 |
| 2873 | B106 | 43/7/16/1 | 3 HANOVER ST | 0106 | 1010 | 1,470 | 93 | 27 | 8/1/13 | 185,000 | 144,100 | 0.78 | 1.28 | 0.20 |
| 2896 | B106 | 43/9/8/1 | 73 SCHOOL ST | 0106 | 1040 | 3,325 | 133 | 27 | 7/3/13 | 257,000 | 209,800 | 0.82 | 1.22 | 0.16 |
| 2877 | B106 | 43/8/1/1 | 63 CENTRE ST | 0106 | 1010 | 2,683 | 116 | 27 | 4/30/13 | 275,000 | 234,000 | 0.85 | 1.18 | 0.13 |
| 2895 | B106 | 43/9/7/1 | 77 SCHOOL ST | 0106 | 1040 | 3,324 | 123 | 27 | 11/19/12 | 240,000 | 207,500 | 0.86 | 1.16 | 0.12 |
| 4134 | B106 | 60/7/10/1 | 27-29 BRADLEY ST | 0106 | 1040 | 3,843 | 123 | 27 | 3/11/13 | 250,000 | 223,600 | 0.89 | 1.12 | 0.09 |
| 3113 | B106 | 46/3/10/1 | 66 N STATE ST | 0106 | 111R | 4,612 | 113 | 37 | 8/5/13 | 280,000 | 252,800 | 0.90 | 1.11 | 0.08 |
| 3881 | B106 | 54/7/3/1 | 8 TREMONT ST | 0106 | 1010 | 1,213 | 123 | 19 | 5/24/12 | 150,000 | 145,700 | 0.97 | 1.03 | 0.01 |
| 4087 | B106 | 60/3/10/1 | 52 JACKSON ST | 0106 | 1010 | 1,851 | 68 | 37 | 10/17/12 | 150,000 | 145,700 | 0.97 | 1.03 | 0.01 |
| 4523 | B106 | 67/4/16/1 | 21-23 PROSPECT ST | 0106 | 111R | 5,862 | 93 | 27 | 5/16/13 | 312,000 | 304,300 | 0.98 | 1.03 | 0.01 |
| 3806 | B106 | 54/1/26/1 | 60-60.5 WASHINGTON ST | 0106 | 105R | 4,015 | 113 | 37 | 11/5/12 | 210,000 | 206,200 | 0.98 | 1.02 | 0.00 |
| 2858 | B106 | 43/7/1/1 | 68 SCHOOL ST | 0106 | 111C | 5,866 | 113 | 34 | 12/28/12 | 465,000 | 460,700 | 0.99 | 1.01 | 0.01 |
| 4070 | B106 | 60/2/7/1 | 8 BRADLEY ST | 0106 | 1010 | 1,739 | 63 | 27 | 12/7/12 | 170,000 | 168,800 | 0.99 | 1.01 | 0.01 |
| 3117 | B106 | 46/3/14/1 | 7-9 CHAPEL ST | 0106 | 1040 | 3,764 | 138 | 27 | 7/15/13 | 223,000 | 221,600 | 0.99 | 1.01 | 0.01 |
| 4076 | B106 | 60/2/13/1 | 19 CHURCH ST | 0106 | 1010 | 1,692 | 113 | 27 | 4/19/12 | 170,000 | 174,800 | 1.03 | 0.97 | 0.05 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|-------------|----------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 4359 | B106 | 63/3/11// | 45 PENACOOK ST | 0106 | 1010 | 1,297 | 73 | 27 | 4/16/13 | 127,000 | 133,100 | 1.05 | 0.95 | 0.07 |
| 3919 | B106 | 55/1/9// | 74 N STATE ST | 0106 | 1040 | 2,064 | 123 | 27 | 8/2/12 | 146,000 | 153,300 | 1.05 | 0.95 | 0.07 |
| 3966 | B106 | 55/4/12// | 9 FRANKLIN ST | 0106 | 1040 | 4,171 | 133 | 27 | 4/4/12 | 230,000 | 242,000 | 1.05 | 0.95 | 0.07 |
| 2292 | B106 | 36/2/18// | 17 FEDERAL ST | 0106 | 1010 | 2,063 | 113 | 37 | 12/20/12 | 134,000 | 152,800 | 1.14 | 0.88 | 0.16 |
| 4565 | B106 | 68/1/12// | 228 N STATE ST | 0106 | 1010 | 1,607 | 118 | 27 | 10/11/12 | 92,000 | 155,700 | 1.69 | 0.59 | 0.71 |
| 4835 | B107 | 72/C 3/5// | 529 N STATE ST | 0107 | 1010 | 1,315 | 18 | 4 | 11/29/12 | 175,000 | 153,800 | 0.88 | 1.14 | 0.09 |
| 4805 | B107 | 72/B 1/23// | 3 DAVIS ST | 0107 | 1010 | 1,425 | 73 | 27 | 5/16/13 | 160,000 | 143,500 | 0.90 | 1.11 | 0.07 |
| 5677 | B107 | 77/D 1/14// | 56 SECOND ST | 0107 | 1010 | 2,362 | 20 | 6 | 9/17/12 | 237,500 | 213,100 | 0.90 | 1.11 | 0.07 |
| 5597 | B107 | 77/B 4/17// | 59 PETERSON CR | 0107 | 1010 | 2,361 | 26 | 11 | 10/3/12 | 259,000 | 247,700 | 0.96 | 1.05 | 0.01 |
| 4683 | B107 | 71/B 3/6// | 5 VIEW ST | 0107 | 1010 | 2,183 | 30 | 19 | 7/2/13 | 190,000 | 182,600 | 0.96 | 1.04 | 0.01 |
| 5525 | B107 | 77/2/34// | 144 SEWALLS FALLS RD | 0107 | 1014 | 1,491 | 25 | 10 | 8/16/13 | 185,000 | 178,400 | 0.96 | 1.04 | 0.01 |
| 4666 | B107 | 71/B 2/9// | 8 K ST | 0107 | 1010 | 1,853 | 87 | 27 | 3/11/13 | 170,000 | 164,100 | 0.97 | 1.04 | 0.03 |
| 4888 | B107 | 73/3/3// | 551 N STATE ST | 0107 | 1010 | 1,687 | 58 | 24 | 3/29/13 | 155,000 | 150,300 | 0.97 | 1.03 | 0.03 |
| 5643 | B107 | 77/B 4/63// | 18 GALLEN DR | 0107 | 1010 | 1,547 | 23 | 9 | 9/10/12 | 204,000 | 198,000 | 0.97 | 1.03 | 0.03 |
| 4990 | B107 | 75/1/5// | 39 BOG RD | 0107 | 1010 | 1,745 | 107 | 19 | 8/24/12 | 170,000 | 166,000 | 0.98 | 1.02 | 0.01 |
| 5658 | B107 | 77/B 4/77// | 22 PETERSON CR | 0107 | 1010 | 2,314 | 23 | 9 | 4/2/12 | 230,000 | 226,000 | 0.98 | 1.02 | 0.01 |
| 5630 | B107 | 77/B 4/50// | 24 GALLEN DR | 0107 | 1010 | 2,665 | 23 | 7 | 6/1/12 | 266,000 | 262,100 | 0.99 | 1.01 | 0.02 |
| 5624 | B107 | 77/B 4/44// | 7 GALLEN DR | 0107 | 1010 | 2,204 | 23 | 9 | 6/26/12 | 239,900 | 238,400 | 0.99 | 1.01 | 0.02 |
| 5584 | B107 | 77/B 4/4// | 101 SEWALLS FALLS RD | 0107 | 1010 | 2,186 | 48 | 14 | 4/1/13 | 205,000 | 204,900 | 1.00 | 1.00 | 0.03 |
| 5606 | B107 | 77/B 4/26// | 37 PETERSON CR | 0107 | 1010 | 2,489 | 25 | 10 | 5/30/12 | 237,500 | 239,100 | 1.01 | 0.99 | 0.04 |
| 4617 | B107 | 70/A 1/3// | 304 N STATE ST | 0107 | 1010 | 1,210 | 88 | 27 | 10/10/12 | 135,000 | 137,500 | 1.02 | 0.98 | 0.05 |
| 4647 | B107 | 71/A 1/8// | 392 N STATE ST | 0107 | 1010 | 1,925 | 133 | 27 | 11/13/12 | 158,000 | 163,300 | 1.03 | 0.97 | 0.06 |
| 4928 | B107 | 73/A 3/8// | 3 GALLEN DR | 0107 | 1010 | 2,890 | 16 | 8 | 12/11/12 | 240,000 | 261,400 | 1.09 | 0.92 | 0.12 |
| 13623 | B108 | 105/5/19// | 314 ELM ST | 0108 | 1010 | 1,940 | 18 | 4 | 7/5/12 | 238,000 | 212,000 | 0.89 | 1.12 | 0.13 |
| 102020 | B108 | 106/3/27// | 40 WARNER RD | 0108 | 1010 | 2,857 | 10 | 5 | 10/11/12 | 310,000 | 290,700 | 0.94 | 1.07 | 0.06 |
| 106802 | B108 | 104/2/73// | 105 W PARISH RD | 0108 | 1300 | | | | | | | | | |
| 13751 | B108 | 104/2/60// | 75 W PARISH RD | 0108 | 1010 | 3,568 | 15 | 3 | 3/11/13 | 393,000 | 383,900 | 0.98 | 1.02 | 0.02 |
| 101505 | B108 | 106/1/28// | 273 ELM ST | 0108 | 1010 | 2,853 | 11 | 6 | 6/28/13 | 287,000 | 281,900 | 0.98 | 1.02 | 0.02 |
| 7777 | B108 | 105/1/33// | 140 BROAD COVE DR | 0108 | 1010 | 2,021 | 25 | 10 | 9/26/12 | 188,000 | 185,600 | 0.99 | 1.01 | 0.01 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Area | Age | EFF Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|----------|-----------------|-------------|-------------------|------------|----------|-------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 6985 | B108 | 103/2/35// | 16 FERRIN RD | 0108 | 1010 | 2,933 | 22 | 8 | 8/14/12 | 394,000 | 389,500 | 0.99 | 1.01 | 0.01 |
| 7750 | B108 | 105/1/6// | 160 BROAD COVE DR | 0108 | 1010 | 4,947 | 18 | 4 | 11/8/12 | 540,000 | 535,900 | 0.99 | 1.01 | 0.01 |
| 7729 | B108 | 104/2/39// | 145 W PARISH RD | 0108 | 1010 | 2,777 | 39 | 16 | 8/1/12 | 222,000 | 222,400 | 1.00 | 1.00 | 0.00 |
| 7853 | B108 | 106/1/4// | 345 ELM ST | 0108 | 1010 | 1,812 | 27 | 11 | 7/30/12 | 196,000 | 196,400 | 1.00 | 1.00 | 0.00 |
| 7026 | B108 | 103/4/35// | 95 BOG RD | 0108 | 1040 | 4,606 | 38 | 12 | 9/24/12 | 269,000 | 277,500 | 1.03 | 0.97 | 0.03 |
| 7839 | B108 | 105/5/7// | 344 ELM ST | 0108 | 1010 | 2,360 | 16 | 3 | 7/10/13 | 315,000 | 329,700 | 1.05 | 0.96 | 0.05 |
| 6997 | B108 | 103/4/5// | 75 BOG RD | 0108 | 1010 | 1,750 | 54 | 22 | 11/30/12 | 155,000 | 162,400 | 1.05 | 0.95 | 0.05 |
| 7732 | B108 | 104/2/42// | 53 CARTER HILL RD | 0108 | 1010 | 3,176 | 32 | 13 | 8/9/13 | 250,000 | 269,300 | 1.08 | 0.93 | 0.08 |
| 7724 | B108 | 104/2/34// | 45 CARTER HILL RD | 0108 | 1300 | | | | 3/18/13 | 60,000 | 64,800 | 1.08 | 0.93 | 0.08 |
| 100150 | B108 | 105/1/37// | 150 BROAD COVE DR | 0108 | 1010 | 3,997 | 13 | 6 | 7/26/13 | 477,000 | 550,700 | 1.15 | 0.87 | 0.15 |
| 5458 | B109 | 76/C 1/46// | 113 MANOR RD | 0109 | 1010 | 1,406 | 40 | 16 | 6/14/13 | 184,000 | 167,600 | 0.91 | 1.10 | 0.08 |
| 105703 | B109 | 76/C 2/49// | 77 ABBOTT RD | 0109 | 1010 | 1,946 | 4 | 2 | 4/30/13 | 239,000 | 222,500 | 0.93 | 1.07 | 0.06 |
| 13012 | B109 | 204/P 28// | 6 CLEMATIS CR | 0109 | 1010 | 1,752 | 27 | 11 | 8/15/12 | 197,000 | 184,600 | 0.94 | 1.07 | 0.05 |
| 105119 | B109 | 192/P 2// | 25 AMY WY | 0109 | 1010 | 2,438 | 1 | 1 | 1/29/13 | 257,000 | 240,900 | 0.94 | 1.07 | 0.05 |
| 13174 | B109 | 192/P 107// | 11 HOBART ST | 0109 | 1010 | 1,587 | 25 | 10 | 8/30/12 | 176,000 | 165,100 | 0.94 | 1.07 | 0.05 |
| 13182 | B109 | 201/P 30// | 44 ABBOTT RD | 0109 | 1010 | 1,119 | 88 | 27 | 4/2/13 | 162,000 | 154,300 | 0.95 | 1.05 | 0.04 |
| 105148 | B109 | 192/P 23// | 24 AMY WY | 0109 | 1010 | 1,802 | 2 | 1 | 7/8/13 | 203,000 | 195,300 | 0.96 | 1.04 | 0.03 |
| 13154 | B109 | 201/P 72// | 5 SNOW ST | 0109 | 1010 | 2,065 | 93 | 27 | 7/9/13 | 180,000 | 174,100 | 0.97 | 1.03 | 0.02 |
| 13210 | B109 | 201/P 104// | 26 SNOW ST | 0109 | 1010 | 1,268 | 78 | 27 | 7/9/12 | 155,000 | 150,500 | 0.97 | 1.03 | 0.02 |
| 5117 | B109 | 75/A 1/66// | 9 WOODBINE AV | 0109 | 1010 | 1,740 | 26 | 11 | 7/19/13 | 186,000 | 182,000 | 0.98 | 1.02 | 0.01 |
| 13033 | B109 | 204/P 39// | 77 WOODBINE AV | 0109 | 1010 | 1,906 | 27 | 11 | 10/19/12 | 192,000 | 188,500 | 0.98 | 1.02 | 0.01 |
| 13151 | B109 | 201/P 74// | 13 SNOW ST | 0109 | 1010 | 1,562 | 73 | 27 | 7/2/12 | 157,000 | 155,000 | 0.99 | 1.01 | 0.03 |
| 5064 | B109 | 75/A 1/13// | 8 COL UMBINE PL | 0109 | 1010 | 2,110 | 27 | 11 | 5/28/13 | 214,000 | 211,600 | 0.99 | 1.01 | 0.03 |
| 5115 | B109 | 75/A 1/64// | 5 WOODBINE AV | 0109 | 1010 | 2,002 | 26 | 11 | 7/30/13 | 207,000 | 204,900 | 0.99 | 1.01 | 0.03 |
| 104668 | B109 | 193/P 33// | 3 AMY WY | 0109 | 1010 | 1,991 | 7 | 5 | 5/14/13 | 211,300 | 209,500 | 0.99 | 1.01 | 0.03 |
| 12963 | B109 | 13/P 14// | 101 PENACOOK ST | 0109 | 1010 | 1,266 | 60 | 25 | 3/1/13 | 174,000 | 172,600 | 0.99 | 1.01 | 0.00 |
| 5364 | B109 | 76/A 1/29// | 6 FLUME ST | 0109 | 1010 | 1,721 | 25 | 16 | 4/17/12 | 190,000 | 190,800 | 1.00 | 1.00 | 0.01 |
| 12951 | B109 | 201/P 14// | 35 ABBOTT RD | 0109 | 1010 | 1,478 | 41 | 17 | 4/18/12 | 161,000 | 161,800 | 1.00 | 1.00 | 0.01 |
| 12962 | B109 | 13/P 15// | 103 PENACOOK ST | 0109 | 1300 | | | | 5/23/13 | 53,000 | 53,400 | 1.01 | 0.99 | 0.02 |
| 105123 | B109 | 192/P 6// | 26 TY LN | 0109 | 1010 | 2,569 | 0 | 0 | 7/29/13 | 253,000 | 255,700 | 1.01 | 0.99 | 0.02 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|---------------|-------------------|------------|----------|-------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 13017 | B109 | 204/P 30/// | 2 CLEMATIS CR | 0109 | 1010 | 2,075 | 28 | 19 | 4/29/13 | 195,000 | 197,600 | 1.01 | 0.99 | 0.02 |
| 13109 | B109 | 204/P 12/// | 10 ADONIS CT | 0109 | 1010 | 1,920 | 27 | 11 | 6/28/13 | 204,000 | 206,900 | 1.01 | 0.99 | 0.02 |
| 105120 | B109 | 192/P 3/// | 27 AMY WY | 0109 | 1010 | 2,309 | 1 | 1 | 1/9/13 | 235,000 | 238,400 | 1.01 | 0.99 | 0.02 |
| 7304 | B109 | 103/A 2/12// | 9 WINSOR AV | 0109 | 1010 | 1,233 | 35 | 14 | 7/13/12 | 145,000 | 147,400 | 1.02 | 0.98 | 0.03 |
| 13057 | B109 | 204/P 4/// | 4 SORREL DR | 0109 | 1010 | 1,802 | 32 | 10 | 8/16/13 | 210,000 | 216,300 | 1.03 | 0.97 | 0.04 |
| 5487 | B109 | 76/C 3/42// | 90 ABBOTT RD | 0109 | 1010 | 1,742 | 40 | 16 | 7/25/12 | 175,000 | 180,600 | 1.03 | 0.97 | 0.04 |
| 5132 | B109 | 75/A 1/8// | 10 OXALIS WY | 0109 | 1010 | 2,161 | 26 | 17 | 3/12/13 | 190,000 | 200,400 | 1.05 | 0.95 | 0.06 |
| 13029 | B109 | 204/P 38/// | 75 WOODBINE AV | 0109 | 1010 | 2,050 | 27 | 11 | 5/7/13 | 202,500 | 213,900 | 1.06 | 0.95 | 0.07 |
| 5152 | B109 | 75/A 1/101// | 2 ELDERBERRY PL | 0109 | 1010 | 1,544 | 26 | 11 | 12/20/12 | 170,000 | 180,100 | 1.06 | 0.94 | 0.07 |
| 13105 | B109 | 203/P 4/// | 16 WILDFLOWER DR | 0109 | 1010 | 1,425 | 27 | 18 | 4/3/12 | 147,500 | 163,900 | 1.11 | 0.90 | 0.12 |
| 102476 | B109 | 204/P 74/// | 44 ALICE DR | 0109 | 1010 | 2,784 | 9 | 5 | 3/6/13 | 226,500 | 253,500 | 1.12 | 0.89 | 0.13 |
| 101440 | B110 | 191/P 53/// | 54 MILLSTREAM LN | 0110 | 1010 | 1,555 | 12 | 2 | 7/10/13 | 207,000 | 183,100 | 0.88 | 1.13 | 0.13 |
| 12277 | B110 | 1424/P 28/// | 50 HIGH ST | 0110 | 1010 | 1,691 | 107 | 27 | 4/12/13 | 177,500 | 160,600 | 0.90 | 1.11 | 0.11 |
| 101456 | B110 | 144/P 69/// | 59 MILLSTREAM LN | 0110 | 1010 | 1,951 | 11 | 6 | 4/26/13 | 218,000 | 200,900 | 0.92 | 1.09 | 0.09 |
| 101444 | B110 | 144/P 54/// | 46 MILLSTREAM LN | 0110 | 1010 | 1,570 | 11 | 2 | 10/22/12 | 199,000 | 184,400 | 0.93 | 1.08 | 0.08 |
| 12851 | B110 | 1431/P 14/// | 166 VILLAGE ST | 0110 | 1010 | 1,656 | 78 | 27 | 6/29/12 | 146,000 | 135,600 | 0.93 | 1.08 | 0.08 |
| 100178 | B110 | 194/P 10/// | 25 WINTERBERRY LN | 0110 | 1010 | 1,980 | 13 | 6 | 9/11/12 | 215,000 | 205,600 | 0.96 | 1.05 | 0.05 |
| 106143 | B110 | 192/P 85/2/// | 16 TOWER CR | 0110 | 1010 | 1,962 | 4 | 2 | 8/3/12 | 222,000 | 213,300 | 0.96 | 1.04 | 0.05 |
| 13517 | B110 | 194/P 21/// | 6 WINTERBERRY LN | 0110 | 1010 | 2,118 | 13 | 3 | 4/30/13 | 231,000 | 225,100 | 0.97 | 1.03 | 0.04 |
| 13507 | B110 | 191/P 5/// | 94 PRIMROSE LN | 0110 | 1010 | 2,286 | 24 | 10 | 6/27/13 | 232,900 | 227,800 | 0.98 | 1.02 | 0.03 |
| 13375 | B110 | 1442/P 48/// | 16 MILLSTREAM LN | 0110 | 1010 | 2,467 | 26 | 11 | 7/18/12 | 219,000 | 215,600 | 0.98 | 1.02 | 0.03 |
| 12323 | B110 | 1412/P 3/// | 20 CORAL ST | 0110 | 1010 | 1,384 | 0 | 0 | 12/12/12 | 160,000 | 159,100 | 0.99 | 1.01 | 0.02 |
| 100763 | B110 | 194/P 7/// | 14 MILLENNIUM WY | 0110 | 1010 | 1,933 | 12 | 2 | 7/5/12 | 215,000 | 216,600 | 1.01 | 0.99 | 0.00 |
| 12304 | B110 | 1421/P 57/// | 34 HIGH ST | 0110 | 1010 | 2,645 | 143 | 37 | 5/17/13 | 158,000 | 160,200 | 1.01 | 0.99 | 0.00 |
| 100750 | B110 | 193/P 92/// | 45 MILLENNIUM WY | 0110 | 1010 | 2,189 | 12 | 6 | 6/29/12 | 215,000 | 218,400 | 1.02 | 0.98 | 0.01 |
| 12352 | B110 | 1413/P 22/// | 54 WASHINGTON ST | 0110 | 1010 | 1,622 | 67 | 27 | 9/3/13 | 144,000 | 146,400 | 1.02 | 0.98 | 0.01 |
| 12161 | B110 | 1421/P 33/// | 24-26 SUMMER ST | 0110 | 1010 | 6,403 | 153 | 27 | 7/6/12 | 275,000 | 280,100 | 1.02 | 0.98 | 0.01 |
| 13526 | B110 | 192/P 48/// | 78 PRIMROSE LN | 0110 | 1010 | 2,587 | 16 | 8 | 4/17/13 | 240,000 | 245,600 | 1.02 | 0.98 | 0.01 |
| 12274 | B110 | 1424/P 25/// | 2-4 HARDY AV | 0110 | 1040 | 2,981 | 133 | 27 | 8/24/12 | 175,000 | 182,300 | 1.04 | 0.96 | 0.03 |
| 12475 | B110 | 182/P 9/// | 21 ISLAND RD | 0110 | 1013 | 1,529 | 83 | 27 | 5/16/13 | 169,000 | 178,600 | 1.06 | 0.95 | 0.05 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intral ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|---------------|----------------------|------------|----------|----------|-------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 12225 | B110 | 1421/P 13// | 44 SHAW ST | 0110 | 1010 | 2,600 | 133 | 27 | 6/14/13 | 179,900 | 199,400 | 1.11 | 0.90 | 0.10 |
| 12303 | B110 | 1412/P 76// | 30 HIGH ST | 0110 | 1010 | 2,457 | 173 | 27 | 4/1/13 | 165,000 | 189,200 | 1.15 | 0.87 | 0.14 |
| 12149 | B110 | 1421/P 16// | 20 CROSS ST | 0110 | 1010 | 1,539 | 133 | 27 | 8/19/13 | 125,000 | 152,800 | 1.22 | 0.82 | 0.21 |
| 13356 | B110 | 1442/P 18// | 71 WASHINGTON ST | 0110 | 1010 | 1,203 | 113 | 37 | 8/6/13 | 60,000 | 91,300 | 1.52 | 0.66 | 0.51 |
| 10814 | B111 | 118/ V/ 12// | 54 APPLETON ST | 0111 | 1040 | 1,923 | 73 | 19 | 12/17/12 | 230,000 | 200,900 | 0.87 | 1.14 | 0.12 |
| 11459 | B111 | 122/ V/ 3// | 228 SEWALLS FALLS RD | 0111 | 1010 | 1,422 | 45 | 19 | 1/18/13 | 152,500 | 141,900 | 0.93 | 1.07 | 0.06 |
| 11562 | B111 | 122/ 5/ 14// | 4 BROOKWOOD DR | 0111 | 1010 | 2,170 | 32 | 13 | 8/20/12 | 235,000 | 218,800 | 0.93 | 1.07 | 0.06 |
| 11648 | B111 | 123/ V/ 19// | 560-562 MOUNTAIN RD | 0111 | 1040 | 4,093 | 35 | 14 | 4/12/12 | 265,000 | 250,600 | 0.95 | 1.06 | 0.04 |
| 11030 | B111 | 118/F V/ 16// | 71 OAK HILL RD | 0111 | 1010 | 1,594 | 26 | 11 | 6/3/13 | 209,000 | 198,300 | 0.95 | 1.05 | 0.04 |
| 11239 | B111 | 120/ 3/ 3// | 146 SNOW POND RD | 0111 | 1010 | 1,147 | 62 | 36 | 5/29/13 | 163,000 | 155,000 | 0.95 | 1.05 | 0.04 |
| 9647 | B111 | 112/ 3/ 3// | 1 ASBY RD | 0111 | 1010 | 2,164 | 39 | 12 | 7/17/13 | 234,500 | 223,500 | 0.95 | 1.05 | 0.04 |
| 102905 | B111 | 120/ 3/ 36// | 29 BECKY LN | 0111 | 1010 | 2,749 | 7 | 4 | 8/1/13 | 359,500 | 344,100 | 0.96 | 1.04 | 0.03 |
| 11705 | B111 | 123/ 3/ 32// | 280 HOIT RD | 0111 | 1010 | 1,584 | 23 | 9 | 7/22/13 | 199,000 | 191,700 | 0.96 | 1.04 | 0.03 |
| 102310 | B111 | 122/B V/ 21// | 11 HAYWARD BROOK DR | 0111 | 1010 | 2,962 | 10 | 2 | 7/1/13 | 378,000 | 364,900 | 0.97 | 1.04 | 0.02 |
| 102903 | B111 | 120/ 3/ 34// | 20 BECKY LN | 0111 | 1300 | 2,013 | 2,013 | 8/3/12 | 67,700 | 66,200 | 0.98 | 1.02 | 0.01 | |
| 11593 | B111 | 122/A V/ 10// | 28 FREDOM ACRES DR | 0111 | 1010 | 2,208 | 26 | 8 | 6/7/13 | 238,000 | 234,300 | 0.98 | 1.02 | 0.01 |
| 102303 | B111 | 122/B V/ 14// | 28 HAYWARD BROOK DR | 0111 | 1010 | 2,344 | 10 | 5 | 1/14/13 | 310,000 | 305,400 | 0.99 | 1.02 | 0.00 |
| 102313 | B111 | 122/B V/ 24// | 53 HAYWARD BROOK DR | 0111 | 1010 | 2,334 | 9 | 2 | 8/15/12 | 307,000 | 303,600 | 0.99 | 1.01 | 0.00 |
| 11499 | B111 | 122/ 2/ 33// | 11 FARMWOOD RD | 0111 | 1010 | 2,459 | 19 | 5 | 4/19/13 | 262,000 | 259,300 | 0.99 | 1.01 | 0.00 |
| 102302 | B111 | 122/B V/ 13// | 22 HAYWARD BROOK DR | 0111 | 1010 | 2,341 | 10 | 5 | 5/23/12 | 300,000 | 301,700 | 1.01 | 0.99 | 0.02 |
| 100620 | B111 | 112/ V/ 11// | 4 OLD DOVER RD | 0111 | 1010 | 1,542 | 26 | 8 | 6/19/12 | 180,000 | 182,100 | 1.01 | 0.99 | 0.02 |
| 102219 | B111 | 112/B V/ 4// | 19 KED DR | 0111 | 1010 | 2,560 | 9 | 5 | 12/3/12 | 295,000 | 301,900 | 1.02 | 0.98 | 0.03 |
| 101425 | B111 | 122/B V/ 5// | 418 MOUNTAIN RD | 0111 | 1010 | 2,395 | 11 | 6 | 9/5/12 | 260,000 | 267,600 | 1.03 | 0.97 | 0.04 |
| 11003 | B111 | 118/E V/ 2// | 87 SHAKER RD | 0111 | 1010 | 2,065 | 64 | 27 | 11/29/12 | 180,000 | 185,500 | 1.03 | 0.97 | 0.04 |
| 11056 | B111 | 118/F V/ 43// | 17 EDWARD DR | 0111 | 1010 | 2,444 | 20 | 6 | 10/26/12 | 230,000 | 259,700 | 1.04 | 0.96 | 0.05 |
| 106861 | B111 | 123/ V/ 7/5// | 153 HOIT RD | 0111 | 1010 | 2,940 | 123 | 27 | 11/8/12 | 225,000 | 235,800 | 1.05 | 0.95 | 0.06 |
| 106540 | B111 | 122/ 3/ 27// | 86 HOIT RD | 0111 | 1010 | 2,351 | 1 | 1 | 5/16/13 | 250,000 | 267,000 | 1.07 | 0.94 | 0.08 |
| 11545 | B111 | 122/ 4/ 15// | 12 HOIT RD | 0111 | 1010 | 810 | 73 | 19 | 9/17/13 | 127,000 | 136,500 | 1.07 | 0.93 | 0.08 |
| 9635 | B111 | 112/ 2/ 3// | 11 OLD DOVER RD | 0111 | 1010 | 2,655 | 163 | 19 | 8/20/13 | 210,000 | 229,300 | 1.09 | 0.92 | 0.10 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | FT Area | Age | FT Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|----------|-----------------|----------------|---------------------|------------|----------|---------|-------|--------|-----------|------------|-----------------|-----------|-----------|----------|
| 11418 | B112 | 121/B 3/ 62/ / | 34 FOXGROSS CR | 0112 | 1300 | 2,013 | 2,013 | 2,013 | 2/28/13 | 180,000 | 136,300 | 0.76 | 1.32 | 0.23 |
| 106219 | B112 | 121/B 2/ 27/ / | 225 MOUNTAIN RD | 0112 | 1300 | 2,013 | 2,013 | 2,013 | 1/25/13 | 125,000 | 99,300 | 0.79 | 1.26 | 0.20 |
| 5867 | B112 | 83/ 3/ 5/ / | 6 KEARSARGE ST | 0112 | 1010 | 1,725 | 83 | 27 | 5/24/13 | 204,000 | 173,800 | 0.85 | 1.17 | 0.14 |
| 11155 | B112 | 118/H 1/ 14/ / | 9 STYLES DR | 0112 | 1010 | 1,808 | 18 | 4 | 7/ 1/13 | 236,000 | 215,200 | 0.91 | 1.10 | 0.08 |
| 13859 | B112 | 118/H 1/ 75/ / | 15 GROTON DR | 0112 | 1010 | 2,227 | 13 | 3 | 7/ 2/13 | 276,000 | 257,200 | 0.93 | 1.07 | 0.06 |
| 10908 | B112 | 118/A 1/ 16/ / | 66 MOUNTAIN RD | 0112 | 1010 | 1,711 | 21 | 7 | 9/ 3/13 | 212,000 | 199,100 | 0.94 | 1.06 | 0.05 |
| 13836 | B112 | 118/H 1/ 59/ / | 18 BAINBRIDGE DR | 0112 | 1010 | 2,587 | 10 | 5 | 3/ 1/13 | 289,900 | 273,000 | 0.94 | 1.06 | 0.05 |
| 5758 | B112 | 81/ 3/ 11/ / | 30 PORTSMOUTH ST | 0112 | 1010 | 1,507 | 52 | 21 | 11/28/12 | 170,000 | 160,900 | 0.95 | 1.06 | 0.04 |
| 11342 | B112 | 121/B 2/ 17/ / | 195 MOUNTAIN RD | 0112 | 1010 | 2,142 | 16 | 3 | 6/24/13 | 288,000 | 274,100 | 0.95 | 1.05 | 0.04 |
| 10831 | B112 | 118/ 1/ 28/ / | 58 SHAWMUT ST | 0112 | 1010 | 2,400 | 27 | 18 | 7/ 2/13 | 244,000 | 235,800 | 0.97 | 1.03 | 0.02 |
| 5866 | B112 | 83/ 3/ 4/ / | 4 KEARSARGE ST | 0112 | 1010 | 2,001 | 74 | 19 | 5/30/13 | 219,000 | 211,800 | 0.97 | 1.03 | 0.02 |
| 100973 | B112 | 118/1 1/ 4/ / | 40 OSCAR BLVD | 0112 | 1010 | 2,940 | 11 | 6 | 1/28/13 | 295,000 | 285,500 | 0.97 | 1.03 | 0.02 |
| 100956 | B112 | 118/1 1/ 22/ / | 8 MAX LN | 0112 | 1010 | 2,378 | 11 | 2 | 3/11/13 | 295,000 | 285,900 | 0.97 | 1.03 | 0.02 |
| 11416 | B112 | 121/B 3/ 60/ / | 30 FOXGROSS CR | 0112 | 1010 | 3,677 | 14 | 3 | 3/29/13 | 419,900 | 412,200 | 0.98 | 1.02 | 0.01 |
| 11426 | B112 | 121/B 3/ 70/ / | 31 FOXGROSS CR | 0112 | 1010 | 3,818 | 20 | 6 | 7/15/13 | 430,000 | 426,400 | 0.99 | 1.01 | 0.00 |
| 13876 | B112 | 118/H 1/ 43/ / | 26 GROTON DR | 0112 | 1010 | 2,947 | 12 | 2 | 7/23/12 | 303,000 | 302,800 | 1.00 | 1.00 | 0.01 |
| 100960 | B112 | 118/1 1/ 17/ / | 45 OSCAR BLVD | 0112 | 1010 | 3,390 | 11 | 2 | 7/ 2/12 | 351,200 | 351,400 | 1.00 | 1.00 | 0.01 |
| 100952 | B112 | 118/1 1/ 26/ / | 17 MAX LN | 0112 | 1010 | 2,648 | 12 | 6 | 7/23/12 | 295,000 | 297,900 | 1.01 | 0.99 | 0.02 |
| 11396 | B112 | 121/B 3/ 41/ / | 6 OAKMONT DR | 0112 | 1010 | 3,277 | 14 | 7 | 9/21/12 | 396,000 | 400,100 | 1.01 | 0.99 | 0.02 |
| 11305 | B112 | 121/A 1/ 2/ / | 127 MOUNTAIN RD | 0112 | 1010 | 4,279 | 63 | 27 | 7/31/13 | 375,000 | 381,900 | 1.02 | 0.98 | 0.03 |
| 10915 | B112 | 118/A 2/ 8/ / | 2 TOW PATH LN | 0112 | 1010 | 2,392 | 34 | 14 | 4/22/13 | 213,000 | 217,000 | 1.02 | 0.98 | 0.03 |
| 100951 | B112 | 118/1 1/ 27/ / | 13 MAX LN | 0112 | 1010 | 2,656 | 12 | 6 | 8/28/12 | 288,000 | 296,300 | 1.03 | 0.97 | 0.04 |
| 5719 | B112 | 80/ 2/ 8/ / | 49 W PORTSMOUTH ST | 0112 | 1090 | 1,711 | 50 | 29 | 5/31/13 | 220,000 | 226,900 | 1.03 | 0.97 | 0.04 |
| 11341 | B112 | 121/B 2/ 15/ / | 191 MOUNTAIN RD | 0112 | 1010 | 4,704 | 10 | 5 | 4/ 9/12 | 490,000 | 506,300 | 1.03 | 0.97 | 0.04 |
| 11432 | B112 | 121/B 3/ 76/ / | 66 OAKMONT DR | 0112 | 1010 | 3,493 | 14 | 7 | 5/30/13 | 415,000 | 429,800 | 1.04 | 0.97 | 0.05 |
| 11409 | B112 | 121/B 3/ 54/ / | 14 FOXGROSS CR | 0112 | 1010 | 2,924 | 22 | 13 | 1/25/13 | 335,000 | 351,200 | 1.05 | 0.95 | 0.06 |
| 5792 | B112 | 82/ 1/ 1/ / | 40 CEMETERY ST | 0112 | 1010 | 3,007 | 18 | 4 | 10/19/12 | 275,000 | 292,700 | 1.06 | 0.94 | 0.07 |
| 13673 | B112 | 118/H 1/ 27/ / | 22 STYLES DR | 0112 | 1010 | 2,717 | 16 | 3 | 5/18/12 | 249,000 | 268,900 | 1.08 | 0.93 | 0.09 |
| 5779 | B113 | 81/ 4/ 18/ / | 6 PUTNEY AV | 0113 | 1010 | 1,487 | 60 | 17 | 11/ 9/12 | 205,000 | 177,200 | 0.86 | 1.16 | 0.14 |
| 11132 | B113 | 118/G 1/ 14/ / | 37 N CURTISVILLE RD | 0113 | 1010 | 1,962 | 22 | 8 | 7/17/12 | 264,000 | 241,000 | 0.91 | 1.10 | 0.09 |

Purcel Detail by Assessing Nbhhd
CONCORD, NH

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|----------------|----------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 100771 | B113 | 114/L 2/ 57/ / | 10 DOMINIQUE DR | 0113 | 1010 | 2,028 | 12 | 2 | 6/14/13 | 245,000 | 227,800 | 0.93 | 1.08 | 0.07 |
| 9835 | B113 | 114/B 1/ 36/ / | 30 PELHAM LN | 0113 | 1010 | 1,977 | 35 | 14 | 10/ 3/12 | 232,500 | 224,400 | 0.97 | 1.04 | 0.03 |
| 100789 | B113 | 114/L 2/ 75/ / | 52 DOMINIQUE DR | 0113 | 1010 | 1,857 | 12 | 2 | 8/ 1/13 | 234,000 | 227,200 | 0.97 | 1.03 | 0.03 |
| 9838 | B113 | 114/B 1/ 39/ / | 20 PELHAM LN | 0113 | 1010 | 2,440 | 35 | 14 | 7/23/13 | 249,000 | 244,200 | 0.98 | 1.02 | 0.02 |
| 100782 | B113 | 114/L 2/ 68/ / | 8 DEVINNE DR | 0113 | 1010 | 2,044 | 12 | 6 | 2/25/13 | 240,000 | 236,600 | 0.99 | 1.01 | 0.01 |
| 10063 | B113 | 114/L 2/ 5/ / | 18 PROFILE AV | 0113 | 1010 | 2,731 | 12 | 6 | 10/ 1/12 | 275,500 | 271,800 | 0.99 | 1.01 | 0.01 |
| 10944 | B113 | 118/B 2/ 11/ / | 242 EAST SIDE DR | 0113 | 1010 | 2,150 | 37 | 12 | 3/26/13 | 226,400 | 223,400 | 0.99 | 1.01 | 0.01 |
| 9833 | B113 | 114/B 1/ 34/ / | 3 LADYBUG LN | 0113 | 1010 | 1,664 | 35 | 14 | 4/ 2/12 | 184,000 | 184,700 | 1.00 | 1.00 | 0.00 |
| 5787 | B113 | 81/ 5/ 1/ / | 7 PUTNEY AV | 0113 | 1010 | 2,056 | 58 | 24 | 8/29/12 | 205,000 | 207,800 | 1.01 | 0.99 | 0.01 |
| 100603 | B113 | 114/L 2/ 47/ / | 47 HAMPTON ST | 0113 | 1010 | 2,373 | 12 | 6 | 6/17/13 | 265,000 | 268,700 | 1.01 | 0.99 | 0.01 |
| 5777 | B113 | 81/ 4/ 16/ / | 2 PUTNEY AV | 0113 | 1010 | 2,667 | 66 | 19 | 7/ 9/12 | 255,000 | 258,700 | 1.01 | 0.99 | 0.01 |
| 10020 | B113 | 114/H 1/ 8/ / | 205 EAST SIDE DR | 0113 | 1010 | 4,752 | 29 | 12 | 10/30/12 | 525,000 | 537,800 | 1.02 | 0.98 | 0.02 |
| 9737 | B113 | 113/ 1/ 13/ / | 47E SUGARBALL RD | 0113 | 1010 | 2,063 | 21 | 5 | 8/23/12 | 235,000 | 241,300 | 1.03 | 0.97 | 0.03 |
| 9822 | B113 | 114/B 1/ 23/ / | 10 PELHAM LN | 0113 | 1010 | 1,518 | 35 | 14 | 5/25/12 | 177,000 | 184,800 | 1.04 | 0.96 | 0.04 |
| 10949 | B113 | 118/B 3/ 5/ / | 245 EAST SIDE DR | 0113 | 1010 | 1,232 | 69 | 27 | 4/ 1/13 | 130,000 | 138,300 | 1.06 | 0.94 | 0.05 |
| 9727 | B113 | 113/ 1/ 2/ / | 214 PORTSMOUTH ST | 0113 | 1010 | 3,644 | 8 | 4 | 7/18/12 | 335,000 | 365,500 | 1.09 | 0.92 | 0.09 |
| 13687 | B114 | 115/ 3/ 14/ / | 11 QUINCY ST | 0114 | 1010 | 1,584 | 16 | 3 | 6/ 3/13 | 223,000 | 197,700 | 0.89 | 1.13 | 0.10 |
| 9371 | B114 | 111/C 3/ 4/ / | 17 WOODCREST HEIGHTS | 0114 | 1010 | 1,281 | 33 | 14 | 4/15/13 | 180,000 | 163,000 | 0.91 | 1.10 | 0.08 |
| 8854 | B114 | 110/D 3/ 5/ / | 7 GARVINS FALLS RD | 0114 | 1010 | 1,250 | 42 | 18 | 11/16/12 | 167,000 | 156,700 | 0.94 | 1.07 | 0.05 |
| 11818 | B114 | 114A/1 7/ 2/ / | 32 EAST SIDE DR | 0114 | 1010 | 1,566 | 68 | 37 | 6/26/12 | 155,000 | 148,900 | 0.96 | 1.04 | 0.03 |
| 9456 | B114 | 111/C 3/ 89/ / | 47 PINE ACRES RD | 0114 | 1010 | 1,350 | 33 | 14 | 6/ 5/12 | 175,000 | 168,900 | 0.97 | 1.04 | 0.02 |
| 10228 | B114 | 114/K 1/ 1/ / | 16 EAST SIDE DR | 0114 | 1010 | 2,127 | 42 | 18 | 4/ 3/13 | 179,000 | 173,900 | 0.97 | 1.03 | 0.02 |
| 9379 | B114 | 111/C 3/ 12/ / | 33 WOODCREST HEIGHTS | 0114 | 1010 | 1,666 | 34 | 22 | 5/ 1/13 | 177,000 | 172,300 | 0.97 | 1.03 | 0.02 |
| 10792 | B114 | 117/D 2/ 6/ / | 17 ALLARD ST | 0114 | 1010 | 1,377 | 68 | 27 | 8/ 9/12 | 150,000 | 146,100 | 0.97 | 1.03 | 0.02 |
| 10721 | B114 | 117/B 1/ 21/ / | 79 PEMBROKE RD | 0114 | 1010 | 1,524 | 78 | 27 | 4/ 2/12 | 154,000 | 151,400 | 0.98 | 1.02 | 0.01 |
| 10671 | B114 | 117/A 3/ 14/ / | 14 ELLSWORTH ST | 0114 | 1010 | 1,198 | 113 | 27 | 11/20/12 | 140,900 | 138,800 | 0.99 | 1.02 | 0.00 |
| 9931 | B114 | 114/D 3/ 8/ / | 9 EAST SIDE DR | 0114 | 1010 | 1,319 | 103 | 37 | 2/ 4/13 | 125,600 | 123,800 | 0.99 | 1.01 | 0.00 |
| 10375 | B114 | 115/ 2/ 24/ / | 7 DOVER ST | 0114 | 1010 | 1,946 | 48 | 20 | 5/ 1/13 | 185,000 | 183,300 | 0.99 | 1.01 | 0.00 |
| 8581 | B114 | 110/B 2/ 10/ / | 15 MARION ST | 0114 | 1010 | 1,203 | 48 | 28 | 5/30/13 | 135,000 | 134,700 | 1.00 | 1.00 | 0.00 |
| 11750 | B114 | 114A/1 1/ 4/ / | 5 PARTRIDGE RD | 0114 | 1010 | 2,061 | 51 | 21 | 5/24/12 | 197,500 | 199,000 | 1.01 | 0.99 | 0.02 |

Parcel Detail by Assessing Nbhhd
CONCORD, NH

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|--------------|--------------------|------------|----------|----------|-------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 9122 | B114 | 111/B 3/16/ | 24 CRICKET LN | 0114 | 1010 | 1,590 | 24 | 10 | 5/22/12 | 173,300 | 175,100 | 1.01 | 0.99 | 0.02 |
| 11810 | B114 | 114A/1 5/11/ | 8 CARDINAL RD | 0114 | 1010 | 1,874 | 30 | 19 | 9/12/12 | 193,000 | 195,200 | 1.01 | 0.99 | 0.02 |
| 10711 | B114 | 117/B 1/10/ | 12 DUDLEY DR | 0114 | 1010 | 1,536 | 58 | 24 | 8/28/12 | 175,000 | 177,300 | 1.01 | 0.99 | 0.02 |
| 102670 | B114 | 110/B 1/6/ | 15 MULBERRY ST | 0114 | 1010 | 1,943 | 9 | 5 | 5/18/12 | 235,000 | 240,100 | 1.02 | 0.98 | 0.03 |
| 9391 | B114 | 111/C 3/24/ | 18 CHESTERFIELD DR | 0114 | 1010 | 1,286 | 34 | 22 | 11/29/12 | 144,000 | 147,600 | 1.02 | 0.98 | 0.03 |
| 9062 | B114 | 111/A 2/9/ | 16 GUAY ST | 0114 | 1010 | 2,174 | 51 | 21 | 12/4/12 | 187,000 | 194,700 | 1.04 | 0.96 | 0.05 |
| 10602 | B114 | 116/B 5/34/ | 5 THOMAS ST | 0114 | 105R | 5,030 | 143 | 27 | 3/18/13 | 295,000 | 308,800 | 1.05 | 0.96 | 0.06 |
| 10779 | B114 | 117/D 1/19/ | 21 BRANCH TPK | 0114 | 1010 | 2,111 | 48 | 20 | 5/3/12 | 191,000 | 200,700 | 1.05 | 0.95 | 0.06 |
| 11795 | B114 | 114A/1 4/12/ | 2 ROBIN RD | 0114 | 1010 | 2,253 | 39 | 12 | 8/13/12 | 213,000 | 232,100 | 1.09 | 0.92 | 0.10 |
| 455 | B115 | 8/8/1/ | 120 BROADWAY | 0115 | 1040 | 2,991 | 113 | 27 | 7/1/13 | 240,000 | 209,900 | 0.87 | 1.14 | 0.11 |
| 128 | B115 | 3/2/2/ | 145 BROADWAY | 0115 | 1010 | 1,641 | 48 | 20 | 9/11/12 | 215,000 | 194,200 | 0.90 | 1.11 | 0.08 |
| 140 | B115 | 3/2/16/ | 340 S MAIN ST | 0115 | 1010 | 1,530 | 65 | 27 | 1/11/13 | 184,000 | 169,400 | 0.92 | 1.09 | 0.06 |
| 1351 | B115 | 23/1/20/ | 23 SPRUCE ST | 0115 | 1010 | 1,258 | 113 | 27 | 10/29/12 | 165,000 | 153,400 | 0.93 | 1.08 | 0.05 |
| 867 | B115 | 12/2/11/ | 54 DUNKLEE ST | 0115 | 1010 | 1,268 | 58 | 17 | 5/28/13 | 200,000 | 189,100 | 0.95 | 1.06 | 0.03 |
| 1414 | B115 | 23/4/15/ | 17 DUNKLEE ST | 0115 | 1010 | 2,261 | 63 | 19 | 6/28/12 | 250,000 | 239,700 | 0.96 | 1.04 | 0.02 |
| 114 | B115 | 2/A 5/9/ | 21 HAIG ST | 0115 | 1010 | 1,992 | 43 | 19 | 5/29/12 | 227,500 | 218,300 | 0.96 | 1.04 | 0.02 |
| 159 | B115 | 4/2/5/ | 13 WIGGIN ST | 0115 | 1010 | 873 | 63 | 27 | 6/10/13 | 139,000 | 133,400 | 0.96 | 1.04 | 0.02 |
| 851 | B115 | 12/1/12/ | 15 MCKINLEY ST | 0115 | 1010 | 2,139 | 123 | 19 | 7/3/13 | 275,000 | 264,000 | 0.96 | 1.04 | 0.02 |
| 106539 | B115 | 8/3/11/ | 12 COTE ST | 0115 | 1300 | 2,013 | 2,013 | | 12/11/12 | 62,000 | 59,600 | 0.96 | 1.04 | 0.02 |
| 136 | B115 | 3/2/12/ | 3 WILFRED AV | 0115 | 1010 | 1,655 | 63 | 19 | 7/5/12 | 201,000 | 194,100 | 0.97 | 1.04 | 0.01 |
| 1283 | B115 | 22/4/9/ | 10 DUNKLEE ST | 0115 | 1010 | 1,616 | 113 | 27 | 8/20/12 | 194,000 | 187,400 | 0.97 | 1.04 | 0.01 |
| 162 | B115 | 4/2/8/ | 7 WIGGIN ST | 0115 | 1010 | 1,712 | 123 | 37 | 6/10/13 | 175,000 | 170,200 | 0.97 | 1.03 | 0.01 |
| 402 | B115 | 8/6/1/ | 57 BOW ST | 0115 | 1010 | 1,490 | 68 | 27 | 7/3/12 | 185,000 | 181,200 | 0.98 | 1.02 | 0.00 |
| 429 | B115 | 8/7/1/ | 44 WOOD AV | 0115 | 1010 | 1,910 | 63 | 37 | 4/18/13 | 201,500 | 197,800 | 0.98 | 1.02 | 0.00 |
| 902 | B115 | 12/4/24/ | 300-302 S MAIN ST | 0115 | 1040 | 3,117 | 103 | 37 | 8/13/12 | 192,000 | 189,000 | 0.98 | 1.02 | 0.00 |
| 125 | B115 | 3/1/4/ | 1 ROCKINGHAM ST | 0115 | 1010 | 1,772 | 60 | 25 | 6/26/12 | 175,000 | 173,300 | 0.99 | 1.01 | 0.01 |
| 80 | B115 | 2/A 3/9/ | 17 FELLOWS ST | 0115 | 1010 | 1,300 | 52 | 21 | 5/15/12 | 165,000 | 163,900 | 0.99 | 1.01 | 0.01 |
| 468 | B115 | 9/1/1/ | 10 BOW ST | 0115 | 1010 | 2,300 | 61 | 35 | 7/29/13 | 212,000 | 211,000 | 1.00 | 1.00 | 0.02 |
| 420 | B115 | 8/6/21/ | 12 HOPE AV | 0115 | 1010 | 1,445 | 68 | 19 | 7/16/12 | 196,000 | 196,300 | 1.00 | 1.00 | 0.02 |
| 447 | B115 | 8/7/24/ | 10 WOOD AV | 0115 | 1010 | 1,903 | 103 | 27 | 6/28/12 | 249,000 | 250,400 | 1.01 | 0.99 | 0.03 |

Parcel Detail by Assessing Nbhhd
CONCORD, NH

10/23/2013

| Intral ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Diep |
|-----------|-----------------|-------------------------|----------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 859 | B115 | 12/2/31/ | 119 BROADWAY | 0115 | 1010 | 1,737 | 80 | 37 | 10/30/12 | 145,000 | 147,500 | 1.02 | 0.98 | 0.04 |
| 1021 | B115 | 17/2/19/1 | 81 BROADWAY | 0115 | 1010 | 1,660 | 103 | 27 | 7/13/12 | 180,000 | 183,800 | 1.02 | 0.98 | 0.04 |
| 1476 | B115 | 24/2/11/1 | 7 HARRISON ST | 0115 | 1010 | 1,128 | 79 | 27 | 7/2/12 | 140,000 | 144,500 | 1.03 | 0.97 | 0.05 |
| 164 | B115 | 4/2/10/1 | 368 S MAIN ST | 0115 | 1010 | 1,289 | 133 | 27 | 8/21/13 | 130,000 | 136,300 | 1.05 | 0.95 | 0.07 |
| 166 | B115 | 4/2/12/1 | 10 JOFFRE ST | 0115 | 1010 | 1,227 | 63 | 27 | 9/5/12 | 140,000 | 149,100 | 1.06 | 0.94 | 0.08 |
| 997 | B115 | 17/1/18/1 | 22 HOLLY ST | 0115 | 1010 | 1,573 | 56 | 23 | 12/26/12 | 176,000 | 189,900 | 1.08 | 0.93 | 0.10 |
| 1372 | B115 | 23/2/16/1 | 30 ALLISON ST | 0115 | 1010 | 1,651 | 163 | 46 | 9/30/13 | 110,000 | 143,100 | 1.30 | 0.77 | 0.32 |
| 893 | B115 | 12/4/15/1 | 31 HOLLY ST | 0115 | 1010 | 1,109 | 83 | 37 | 9/30/13 | 85,000 | 161,900 | 1.90 | 0.53 | 0.52 |
| 2173 | B201 | HILL'S COURT 34/4/14/1 | 10 HILLS AV U-4 | 0201 | 1021 | 956 | 113 | 18 | 12/28/12 | 165,000 | 165,000 | 1.00 | 1.00 | 0.00 |
| 5186 | B204 | OAK BRIDGE 75/B 2/33/1 | 120 FISHERVILLE U061 | 0204 | 1021 | 679 | 27 | 18 | 6/25/12 | 50,000 | 46,500 | 0.93 | 1.08 | 0.04 |
| 5314 | B204 | OAK BRIDGE 75/B 2/161/1 | 120 FISHERVILLE U158 | 0204 | 1021 | 971 | 27 | 7 | 6/27/13 | 87,500 | 81,800 | 0.93 | 1.07 | 0.04 |
| 5171 | B204 | OAK BRIDGE 75/B 2/18/1 | 120 FISHERVILLE U046 | 0204 | 1021 | 884 | 27 | 7 | 7/2/12 | 97,000 | 91,700 | 0.95 | 1.06 | 0.02 |
| 5325 | B204 | OAK BRIDGE 75/B 2/172/1 | 120 FISHERVILLE U169 | 0204 | 1021 | 1,000 | 27 | 12 | 6/14/13 | 86,000 | 82,300 | 0.96 | 1.04 | 0.01 |
| 5159 | B204 | OAK BRIDGE 75/B 2/6/1 | 120 FISHERVILLE U035 | 0204 | 1021 | 884 | 27 | 7 | 9/10/12 | 92,500 | 90,800 | 0.98 | 1.02 | 0.01 |
| 5169 | B204 | OAK BRIDGE 75/B 2/16/1 | 120 FISHERVILLE U044 | 0204 | 1021 | 884 | 27 | 18 | 10/29/12 | 72,900 | 72,000 | 0.99 | 1.01 | 0.02 |
| 5298 | B204 | OAK BRIDGE 75/B 2/145/1 | 120 FISHERVILLE U142 | 0204 | 1021 | 723 | 21 | 7 | 7/10/13 | 50,000 | 49,500 | 0.99 | 1.01 | 0.02 |
| 5217 | B204 | OAK BRIDGE 75/B 2/64/1 | 120 FISHERVILLE U001 | 0204 | 1021 | 1,001 | 27 | 7 | 10/17/12 | 89,900 | 94,800 | 1.05 | 0.95 | 0.08 |
| 5431 | B205 | CHOCORUA 76/A 1/96/1 | 76 METALAK DR | 0205 | 1021 | 1,114 | 25 | 10 | 4/15/13 | 127,500 | 126,200 | 0.99 | 1.01 | 0.00 |
| 5558 | B206 | BEAVER 77/A 1/25/1 | 24 PISCATAQUA RD | 0206 | 1021 | 1,050 | 39 | 16 | 11/26/12 | 125,000 | 121,300 | 0.97 | 1.03 | 0.00 |
| 7432 | B209 | MAST YARD 103/B 1/51/1 | 37 ALICE DR U-050 | 0209 | 1021 | 824 | 26 | 17 | 5/2/13 | 77,000 | 73,400 | 0.95 | 1.05 | 0.10 |
| 7521 | B209 | MAST YARD 103/B 1/140/1 | 37 ALICE DR U-139 | 0209 | 1021 | 824 | 26 | 17 | 10/22/12 | 66,000 | 64,900 | 0.98 | 1.02 | 0.07 |
| 7425 | B209 | MAST YARD 103/B 1/44/1 | 37 ALICE DR U-043 | 0209 | 1021 | 824 | 26 | 11 | 6/7/12 | 65,000 | 72,200 | 1.11 | 0.90 | 0.05 |
| 7388 | B209 | MAST YARD 103/B 1/7/1 | 37 ALICE DR U-006 | 0209 | 1021 | 824 | 27 | 18 | 5/30/12 | 64,000 | 72,500 | 1.13 | 0.88 | 0.08 |
| 8797 | B210 | EDGEWOOD 110/C 3/137/1 | 58 BRANCH TPK L-06 | 0210 | 1021 | 2,258 | 26 | 17 | 8/17/12 | 180,000 | 179,000 | 0.99 | 1.01 | 0.00 |
| 9191 | B211 | MCKENNA'S 111/B 3/86/1 | 84 BRANCH TPK U-068 | 0211 | 1021 | 1,557 | 22 | 8 | 6/17/13 | 174,000 | 171,900 | 0.99 | 1.01 | 0.01 |
| 9234 | B211 | MCKENNA'S 111/B 3/177/1 | 84 BRANCH TPK U-112 | 0211 | 1021 | 1,560 | 19 | 6 | 8/20/12 | 178,000 | 176,900 | 0.99 | 1.01 | 0.01 |

Parcel Detail by Assessing Nbrhd
CONCORD, NH

10/23/2013

| Intrnl ID | Assessing Nbrhd | MBLU | Location | Land Nbrhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|---------------------|----------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 9243 | B211 MCKENNA'S | 111/B 3/ 201/ / | 84 BRANCH TPK U-122 | 0211 | 1021 | 1,560 | 17 | 8 | 10/12/12 | 173,000 | 173,000 | 1.00 | 1.00 | 0.30 |
| 9241 | B211 MCKENNA'S | 111/B 3/ 203/ / | 84 BRANCH TPK U-124 | 0211 | 1021 | 1,560 | 17 | 5 | 9/28/12 | 178,500 | 178,800 | 1.00 | 1.00 | 0.00 |
| 9170 | B211 MCKENNA'S | 111/B 3/ 64/ / | 84 BRANCH TPK U-045 | 0211 | 1021 | 1,627 | 25 | 10 | 5/10/13 | 173,500 | 174,200 | 1.00 | 1.00 | 0.00 |
| 9183 | B211 MCKENNA'S | 111/B 3/ 78/ / | 84 BRANCH TPK U-059 | 0211 | 1021 | 1,466 | 25 | 10 | 5/25/12 | 169,000 | 170,600 | 1.01 | 0.99 | 0.01 |
| 9236 | B211 MCKENNA'S | 111/B 3/ 182/ / | 84 BRANCH TPK U-117 | 0211 | 1021 | 1,560 | 18 | 6 | 6/24/13 | 173,500 | 176,700 | 1.02 | 0.98 | 0.02 |
| 9228 | B211 MCKENNA'S | 111/B 3/ 171/ / | 84 BRANCH TPK U-106 | 0211 | 1021 | 1,560 | 19 | 6 | 4/23/13 | 171,000 | 176,800 | 1.03 | 0.97 | 0.03 |
| 9261 | B211 MCKENNA'S | 111/B 3/ 188/ / | 84 BRANCH TPK U-139 | 0211 | 1021 | 1,560 | 18 | 9 | 3/4/13 | 158,000 | 172,000 | 1.09 | 0.92 | 0.09 |
| 9335 | B212 CANTERBUR | 111/C 1/ 64/ / | 227 LOUDON U-31 | 0212 | 1021 | 856 | 27 | 18 | 12/6/12 | 99,000 | 97,100 | 0.98 | 1.02 | 0.01 |
| 9359 | B212 CANTERBUR | 111/C 1/ 88/ / | 227 LOUDON U-55 | 0212 | 1021 | 856 | 27 | 18 | 8/3/12 | 99,500 | 100,200 | 1.01 | 0.99 | 0.02 |
| 10148 | B213 CRANMORE | 114/J 2/ 2/ / | 169 PORTSMOUTH U-190 | 0213 | 1021 | 1,980 | 26 | 11 | 8/2/13 | 200,000 | 195,900 | 0.98 | 1.02 | 0.03 |
| 10206 | B213 CRANMORE | 114/J 2/ 64/ / | 169 PORTSMOUTH U-183 | 0213 | 1021 | 1,372 | 26 | 11 | 10/31/12 | 140,000 | 137,800 | 0.98 | 1.02 | 0.03 |
| 10227 | B213 CRANMORE | 114/J 2/ 85/ / | 169 PORTSMOUTH U-200 | 0213 | 1021 | 2,141 | 26 | 11 | 1/22/13 | 209,000 | 206,500 | 0.99 | 1.01 | 0.02 |
| 10221 | B213 CRANMORE | 114/J 2/ 79/ / | 169 PORTSMOUTH U-194 | 0213 | 1021 | 1,979 | 26 | 17 | 10/29/12 | 174,900 | 181,500 | 1.04 | 0.96 | 0.03 |
| 10215 | B213 CRANMORE | 114/J 2/ 73/ / | 169 PORTSMOUTH U-005 | 0213 | 1021 | 1,981 | 26 | 7 | 12/3/12 | 197,000 | 205,200 | 1.04 | 0.96 | 0.03 |
| 10183 | B213 CRANMORE | 114/J 2/ 41/ / | 169 PORTSMOUTH U-040 | 0213 | 1021 | 1,188 | 27 | 18 | 7/17/12 | 110,000 | 115,600 | 1.05 | 0.95 | 0.04 |
| 10296 | B214 REGENCY | 114/K 1/ 70/ / | 12 E SIDE DR B3 U-22 | 0214 | 1021 | 651 | 28 | 19 | 5/11/12 | 44,000 | 42,700 | 0.97 | 1.03 | 0.02 |
| 10241 | B214 REGENCY | 114/K 1/ 15/ / | 12 E SIDE DR B1 U-15 | 0214 | 1021 | 667 | 28 | 13 | 6/17/13 | 52,000 | 51,400 | 0.99 | 1.01 | 0.00 |
| 10313 | B214 REGENCY | 114/K 1/ 87/ / | 12 E SIDE DR B4 U-15 | 0214 | 1021 | 667 | 28 | 19 | 6/21/12 | 41,000 | 49,000 | 1.20 | 0.84 | 0.21 |
| 10530 | B217 PARK VIEW | 116/ 3/ 78/ / | 128 LOUDON RD U-32R | 0217 | 1021 | 648 | 44 | 27 | 8/21/13 | 45,000 | 35,700 | 0.79 | 1.26 | 0.00 |
| 10512 | B217 PARK VIEW | 116/ 3/ 60/ / | 128 LOUDON RD U-14R | 0217 | 1021 | 648 | 44 | 27 | 8/21/13 | 45,000 | 35,700 | 0.79 | 1.26 | 0.00 |
| 10476 | B217 PARK VIEW | 116/ 3/ 22/ / | 128 LOUDON RD U-14F | 0217 | 1021 | 621 | 44 | 27 | 8/1/12 | 35,500 | 34,900 | 0.98 | 1.02 | 0.19 |
| 12693 | B219 ISLAND | 144/P 26/ 6/34/ / | 17 WHITEWATER DR | 0219 | 1021 | 1,091 | 27 | 7 | 5/14/12 | 125,000 | 120,200 | 0.96 | 1.04 | 0.05 |
| 12520 | B219 ISLAND | 144/P 26/ 43/206/ / | 5 LOOK OUT CR | 0219 | 1021 | 1,675 | 27 | 18 | 7/1/13 | 142,000 | 136,800 | 0.96 | 1.04 | 0.05 |
| 12606 | B219 ISLAND | 144/P 26/ 5/27/ / | 31 WHITEWATER DR | 0219 | 1021 | 1,119 | 27 | 12 | 3/15/13 | 119,000 | 114,900 | 0.97 | 1.04 | 0.04 |
| 12714 | B219 ISLAND | 144/P 26/ 12/109/ / | 59 MODENA DR | 0219 | 1021 | 1,122 | 27 | 12 | 7/3/12 | 119,000 | 115,700 | 0.97 | 1.03 | 0.04 |
| 12542 | B219 ISLAND | 144/P 26/ 29/222/ / | 28 GREAT FALLS DR | 0219 | 1021 | 1,119 | 27 | 12 | 11/9/12 | 118,000 | 114,900 | 0.97 | 1.03 | 0.04 |
| 12676 | B219 ISLAND | 144/P 26/ 6/42/ / | 1 WHITEWATER DR | 0219 | 1021 | 1,091 | 27 | 18 | 10/18/12 | 108,000 | 105,700 | 0.98 | 1.02 | 0.03 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|------------------|--------------------|--------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 12762 | B219 ISLAND | 144/P 26/ 10/73 / | 72 MODENA DR | 0219 | 1021 | 1,228 | 27 | 18 | 9/27/13 | 118,000 | 116,400 | 0.99 | 1.01 | 0.02 |
| 12713 | B219 ISLAND | 144/P 26/ 6/37 / | 11 WHITEWATER DR | 0219 | 1021 | 1,091 | 27 | 18 | 12/31/12 | 105,000 | 105,200 | 1.00 | 1.00 | 0.01 |
| 12738 | B219 ISLAND | 144/P 26/ 15/112 / | 7 MODENA DR | 0219 | 1021 | 1,119 | 27 | 12 | 8/30/13 | 113,000 | 114,900 | 1.02 | 0.98 | 0.01 |
| 12611 | B219 ISLAND | 144/P 26/ 2/9 / | 2 WHITEWATER DR | 0219 | 1021 | 1,119 | 27 | 7 | 6/3/13 | 115,500 | 122,100 | 1.06 | 0.95 | 0.05 |
| 12752 | B219 ISLAND | 144/P 26/ 11/80 / | 86 MODENA DR | 0219 | 1021 | 1,229 | 27 | 7 | 12/17/12 | 123,000 | 132,700 | 1.08 | 0.93 | 0.07 |
| 12772 | B219 ISLAND | 144/P 26/ 11/84 / | 78 MODENA DR | 0219 | 1021 | 1,229 | 27 | 12 | 7/16/13 | 115,000 | 124,900 | 1.09 | 0.92 | 0.08 |
| 12768 | B219 ISLAND | 144/P 26/ 10/79 / | 60 MODENA DR | 0219 | 1021 | 1,201 | 27 | 7 | 8/30/13 | 120,000 | 130,700 | 1.09 | 0.92 | 0.08 |
| 12692 | B219 ISLAND | 144/P 26/ 6/38 / | 9 WHITEWATER DR | 0219 | 1021 | 1,091 | 27 | 12 | 12/3/12 | 110,000 | 124,800 | 1.13 | 0.88 | 0.12 |
| 12523 | B219 ISLAND | 144/P 26/ 49/200 / | 10 LOOK OUT CR | 0219 | 1021 | 1,634 | 27 | 18 | 6/27/13 | 117,000 | 134,500 | 1.15 | 0.87 | 0.14 |
| 12765 | B219 ISLAND | 144/P 26/ 10/76 / | 66 MODENA DR | 0219 | 1021 | 1,229 | 27 | 12 | 8/16/13 | 103,000 | 124,900 | 1.21 | 0.82 | 0.20 |
| 13382 | B220 OAK CREEK | 1442/P 27/ 1/5 / | 19 MILLSTREAM LN | 0220 | 1021 | 1,426 | 26 | 17 | 8/5/13 | 132,500 | 131,600 | 0.99 | 1.01 | 0.00 |
| 9920 | B221 BRIARWOOD | 114/D 2/ 30/ / | 19 BURNS AV U-03 | 0221 | 1021 | 1,250 | 10 | 3 | 7/19/12 | 119,000 | 118,300 | 0.99 | 1.01 | 0.00 |
| 2785 | B223 SCHOOL/PINE | 42/ 1/ 18/ / | 103 SCHOOL ST U-3 | 0223 | 1021 | 1,626 | 133 | 18 | 4/1/13 | 217,500 | 217,400 | 1.00 | 1.00 | 0.00 |
| 101337 | B226 CARDINAL | 77/E 1/ 21/ / | 57 PLYMOUTH DR | 0226 | 1021 | 2,072 | 11 | 5 | 7/31/12 | 222,500 | 213,000 | 0.96 | 1.04 | 0.04 |
| 101322 | B226 CARDINAL | 77/E 1/ 5/ / | 20 PLYMOUTH DR | 0226 | 1021 | 2,077 | 10 | 4 | 7/29/13 | 231,000 | 231,700 | 1.00 | 1.00 | 0.00 |
| 101330 | B226 CARDINAL | 77/E 1/ 14/ / | 37 PLYMOUTH DR | 0226 | 1021 | 2,274 | 10 | 4 | 12/14/12 | 206,000 | 215,100 | 1.04 | 0.96 | 0.04 |
| 101920 | B227 RIVERHILL | 103/ 4/ 62/ / | 45 BOG RD U-D5 | 0227 | 1021 | 1,142 | 11 | 3 | 6/14/13 | 110,000 | 108,900 | 0.99 | 1.01 | 0.02 |
| 101912 | B227 RIVERHILL | 103/ 4/ 54/ / | 45 BOG RD U-C3 | 0227 | 1021 | 1,142 | 10 | 4 | 11/19/12 | 107,500 | 110,200 | 1.03 | 0.98 | 0.02 |
| 102723 | B232 MULBERRY | 110/L 1/ 46/ / | 44 MULBERRY ST U-3 | 0232 | 1021 | 1,393 | 9 | 4 | 12/19/12 | 166,000 | 160,400 | 0.97 | 1.03 | 0.08 |
| 102699 | B232 MULBERRY | 110/L 1/ 22/ / | 65 MULBERRY ST U-2 | 0232 | 1021 | 1,393 | 9 | 4 | 11/13/12 | 167,000 | 165,300 | 0.99 | 1.01 | 0.06 |
| 102695 | B232 MULBERRY | 110/L 1/ 18/ / | 61 MULBERRY ST U-2 | 0232 | 1021 | 1,393 | 9 | 3 | 8/21/13 | 166,000 | 182,900 | 1.10 | 0.91 | 0.05 |
| 102730 | B232 MULBERRY | 110/L 1/ 53/ / | 5 PEACH ST U-1 | 0232 | 1021 | 1,481 | 9 | 3 | 5/16/12 | 171,900 | 194,000 | 1.13 | 0.89 | 0.08 |
| 11061 | B238 TURTLE | 118/F 2/ 1/ / | 12 SUSAN LN | 0238 | 1021 | 1,742 | 26 | 17 | 5/20/13 | 177,500 | 161,200 | 0.91 | 1.10 | 0.05 |
| 11089 | B238 TURTLE | 118/F 2/ 29/ / | 6 JUDITH DR | 0238 | 1021 | 1,851 | 26 | 17 | 8/3/12 | 169,000 | 168,700 | 1.00 | 1.00 | 0.00 |
| 11114 | B238 TURTLE | 118/F 2/ 54/ / | 24 JENNIFER DR | 0238 | 1021 | 1,733 | 26 | 18 | 7/22/13 | 140,000 | 158,600 | 1.13 | 0.88 | 0.13 |

Parcel Detail by Assessing Nbhhd
CONCORD, NH

10/23/2013

| Intnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Area | Age | FT Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|----------|--------------------|---------------|--------------------|------------|----------|-------|-----|--------|-----------|------------|-----------------|-----------|-----------|----------|
| 104710 | B252 VINEYARDS | 103/C 1/ V/ | 1 CABERNET DR U-1 | 0252 | 1021 | 1,698 | 8 | 3 | 5/22/12 | 205,000 | 193,900 | 0.95 | 1.06 | 0.03 |
| 104784 | B252 VINEYARDS | 103/C 1/ 52/ | 31 CABERNET DR U-3 | 0252 | 1021 | 1,701 | 8 | 3 | 8/31/12 | 195,000 | 189,400 | 0.97 | 1.03 | 0.01 |
| 104814 | B252 VINEYARDS | 103/C 1/ 22/ | 13 CABERNET DR U-4 | 0252 | 1021 | 1,659 | 6 | 3 | 4/30/13 | 180,000 | 175,400 | 0.97 | 1.03 | 0.01 |
| 104720 | B252 VINEYARDS | 103/C 1/ 116/ | 4 CHABLIS TR U-1 | 0252 | 1021 | 1,659 | 7 | 3 | 4/4/12 | 176,000 | 172,100 | 0.98 | 1.02 | 0.00 |
| 104732 | B252 VINEYARDS | 103/C 1/ 104/ | 3 MERLOT CT U-3 | 0252 | 1021 | 1,611 | 7 | 3 | 4/23/13 | 160,000 | 161,900 | 1.01 | 0.99 | 0.03 |
| 104830 | B252 VINEYARDS | 103/C 1/ 6/ | 3 CABERNET DR U-4 | 0252 | 1021 | 1,659 | 8 | 3 | 1/17/13 | 173,000 | 176,300 | 1.02 | 0.98 | 0.04 |
| 104736 | B252 VINEYARDS | 103/C 1/ 100/ | 1 MERLOT CT U-3 | 0252 | 1021 | 1,611 | 6 | 3 | 8/30/13 | 153,000 | 165,000 | 1.08 | 0.93 | 0.10 |
| 105050 | B257 2-4 CELTIC ST | 53/ 4/ 16/ | 4 CELTIC ST | 0257 | 1021 | 1,795 | 103 | 24 | 11/20/12 | 111,000 | 110,700 | 1.00 | 1.00 | 0.00 |
| 105260 | B258 ABBOTT | 71/A 1/ 26/ | 15 CAMELIA AV U-1 | 0258 | 1021 | 2,455 | 7 | 3 | 4/30/12 | 239,500 | 230,400 | 0.96 | 1.04 | 0.06 |
| 105255 | B258 ABBOTT | 71/A 1/ 31/ | 21 CAMELIA AV U-1 | 0258 | 1021 | 2,455 | 7 | 3 | 5/14/12 | 234,500 | 230,400 | 0.98 | 1.02 | 0.04 |
| 105256 | B258 ABBOTT | 71/A 1/ 30/ | 15 CAMELIA AV U-5 | 0258 | 1021 | 2,455 | 7 | 3 | 3/18/13 | 229,100 | 232,700 | 1.02 | 0.98 | 0.00 |
| 105259 | B258 ABBOTT | 71/A 1/ 27/ | 15 CAMELIA AV U-2 | 0258 | 1021 | 2,031 | 7 | 3 | 7/17/13 | 200,000 | 204,000 | 1.02 | 0.98 | 0.00 |
| 105257 | B258 ABBOTT | 71/A 1/ 29/ | 15 CAMELIA AV U-4 | 0258 | 1021 | 2,015 | 7 | 3 | 2/4/13 | 199,500 | 208,500 | 1.05 | 0.96 | 0.03 |
| 105258 | B258 ABBOTT | 71/A 1/ 28/ | 15 CAMELIA AV U-3 | 0258 | 1021 | 2,033 | 7 | 3 | 2/28/13 | 209,000 | 223,200 | 1.07 | 0.94 | 0.05 |
| 105254 | B258 ABBOTT | 71/A 1/ 32/ | 21 CAMELIA AV U-2 | 0258 | 1021 | 2,031 | 7 | 3 | 11/26/12 | 191,000 | 204,000 | 1.07 | 0.94 | 0.05 |
| 105555 | B264 OXBOW | 76/B 1/ 51/ | 4 RICHMOND DR | 0264 | 1021 | 1,899 | 1 | 0 | 2/1/13 | 205,800 | 202,900 | 0.99 | 1.01 | 0.00 |
| 105602 | B264 OXBOW | 76/B 1/ 4/ | 7 RICHMOND DR | 0264 | 1021 | 2,175 | 5 | 2 | 6/15/12 | 221,000 | 218,600 | 0.99 | 1.01 | 0.00 |
| 105560 | B264 OXBOW | 76/B 1/ 46/ | 12 JONATHAN DR | 0264 | 1021 | 2,077 | 1 | 0 | 10/30/12 | 247,400 | 250,400 | 1.01 | 0.99 | 0.02 |
| 105626 | B266 ACRES | 123/A 1/ 12/ | 32 VICTORIAN LN | 0266 | 1021 | 2,180 | 1 | 0 | 12/18/12 | 239,900 | 237,900 | 0.99 | 1.01 | 0.00 |
| 105745 | B268 CAPITOL | 47/ 5/ 15/ | 69 N SPRING ST U-C | 0268 | 1021 | 1,248 | 98 | 18 | 5/1/13 | 215,000 | 214,300 | 1.00 | 1.00 | 0.00 |
| 3342 | B268 CAPITOL | 47/ 5/ 5/ | 69 N SPRING ST U-A | 0268 | 1021 | 643 | 98 | 18 | 12/20/12 | 128,000 | 127,900 | 1.00 | 1.00 | 0.00 |
| 105744 | B268 CAPITOL | 47/ 5/ 16/ | 69 N SPRING ST U-D | 0268 | 1021 | 1,264 | 98 | 18 | 1/11/13 | 214,000 | 216,100 | 1.01 | 0.99 | 0.01 |
| 106322 | B271 W CONCORD | 72/C 2/ 11/ | 14 KNIGHT ST U-4 | 0271 | 1021 | 1,370 | 151 | 18 | 6/17/13 | 185,000 | 183,500 | 0.99 | 1.01 | 0.00 |
| 106321 | B271 W CONCORD | 72/C 2/ 8/ | 14 KNIGHT ST U-1 | 0271 | 1021 | 1,370 | 151 | 18 | 8/9/13 | 185,000 | 183,500 | 0.99 | 1.01 | 0.00 |
| 106323 | B271 W CONCORD | 72/C 2/ 10/ | 14 KNIGHT ST U-3 | 0271 | 1021 | 1,482 | 151 | 18 | 7/15/13 | 185,000 | 184,200 | 1.00 | 1.00 | 0.00 |
| 8829 | B301 69 | 110/D 1/A 8/ | 69 MANCHESTER #08 | 0301 | 1031 | 957 | 19 | 26 | 11/19/12 | 26,000 | 25,300 | 0.97 | 1.03 | 0.00 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eft Area | Eft Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|-------------------|----------------------|------------|----------|----------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 4961 | B304 82 | 74/ 3/A 2/ / | 82 FISHERVILLE L-03 | 0304 | 1031 | 850 7 | 4 | 7/16/13 | 42,500 | 41,800 | 0.98 | 1.02 | 0.00 |
| 5032 | B305 107 | 75/ 2/A 32/ / | 107 FISHERVILLE L032 | 0305 | 1031 | 938 1 | 0 | 4/13/12 | 49,700 | 46,200 | 0.93 | 1.08 | 0.00 |
| 7158 | B306 CONCORD | 103/ 4/A 125/ / | 8 S EMPEROR DR | 0306 | 1031 | 1,093 26 | 24 | 1/23/13 | 30,000 | 24,100 | 0.80 | 1.24 | 0.18 |
| 7126 | B306 CONCORD | 103/ 4/A 93/ / | 10 REX DR | 0306 | 1031 | 1,097 15 | 18 | 9/13/13 | 25,000 | 23,300 | 0.93 | 1.07 | 0.05 |
| 7144 | B306 CONCORD | 103/ 4/A 111/ / | 28 REX DR | 0306 | 1031 | 926 15 | 14 | 4/16/13 | 24,900 | 24,300 | 0.98 | 1.02 | 0.00 |
| 7159 | B306 CONCORD | 103/ 4/A 126/ / | 9 S EMPEROR DR | 0306 | 1031 | 989 17 | 22 | 10/9/12 | 24,000 | 23,700 | 0.99 | 1.01 | 0.01 |
| 7121 | B306 CONCORD | 103/ 4/A 88/ / | 5 REX DR | 0306 | 1031 | 1,154 12 | 13 | 7/30/12 | 27,000 | 26,900 | 1.00 | 1.00 | 0.02 |
| 7146 | B306 CONCORD | 103/ 4/A 113/ / | 31 REX DR | 0306 | 1031 | 1,233 7 | 6 | 5/18/12 | 50,000 | 50,500 | 1.01 | 0.99 | 0.03 |
| 7625 | B307 FOXCROFT | 103/ B 2/A 91/ / | 12 DAWN DR | 0307 | 1031 | 937 27 | 37 | 4/4/13 | 30,000 | 25,000 | 0.83 | 1.20 | 0.17 |
| 7638 | B307 FOXCROFT | 103/ B 2/A 104/ / | 2 MARILYN DR | 0307 | 1031 | 957 27 | 37 | 5/31/13 | 28,400 | 25,700 | 0.90 | 1.11 | 0.10 |
| 7615 | B307 FOXCROFT | 103/ B 2/A 81/ / | 2 DAWN DR | 0307 | 1031 | 1,393 28 | 39 | 6/27/13 | 45,000 | 44,300 | 0.98 | 1.02 | 0.02 |
| 7546 | B307 FOXCROFT | 103/ B 2/A 13/ / | 15 ALICE DR | 0307 | 1031 | 948 31 | 29 | 7/31/13 | 28,900 | 28,700 | 0.99 | 1.01 | 0.01 |
| 7604 | B307 FOXCROFT | 103/ B 2/A 70/ / | 11 CREMIN ST | 0307 | 1031 | 994 32 | 43 | 9/14/12 | 23,900 | 23,800 | 1.00 | 1.00 | 0.00 |
| 7639 | B307 FOXCROFT | 103/ B 2/A 105/ / | 3 MARILYN DR | 0307 | 1031 | 1,459 10 | 9 | 12/18/12 | 65,000 | 74,900 | 1.15 | 0.87 | 0.15 |
| 7561 | B307 FOXCROFT | 103/ B 2/A 27/ / | 34 ALICE DR | 0307 | 1031 | 1,158 30 | 41 | 10/2/12 | 29,400 | 37,600 | 1.28 | 0.78 | 0.28 |
| 7583 | B307 FOXCROFT | 103/ B 2/A 49/ / | 11 CHERYL DR | 0307 | 1031 | 1,251 27 | 25 | 12/27/12 | 27,000 | 36,400 | 1.35 | 0.74 | 0.35 |
| 7570 | B307 FOXCROFT | 103/ B 2/A 36/ / | 8 BETH DR | 0307 | 1031 | 1,217 30 | 44 | 11/30/12 | 17,000 | 25,800 | 1.52 | 0.66 | 0.52 |
| 3192 | B308 GREEN | 46/ A 1/A 38/ / | 2 MCKEE DR | 0308 | 1031 | 810 8 | 5 | 5/17/13 | 28,500 | 21,700 | 0.76 | 1.31 | 0.24 |
| 3209 | B308 GREEN | 46/ A 1/A 55/ / | 20 MCKEE DR | 0308 | 1031 | 784 42 | 53 | 12/7/12 | 10,500 | 8,800 | 0.84 | 1.19 | 0.16 |
| 3249 | B308 GREEN | 46/ A 1/A 95/ / | 27 STEVENS DR | 0308 | 1031 | 726 42 | 67 | 7/24/13 | 7,000 | 6,700 | 0.96 | 1.04 | 0.04 |
| 3224 | B308 GREEN | 46/ A 1/A 70/ / | 2 STEVENS DR | 0308 | 1031 | 700 43 | 54 | 3/25/13 | 10,600 | 10,500 | 0.99 | 1.01 | 0.01 |
| 3167 | B308 GREEN | 46/ A 1/A 12/ / | 14 GRAPONNE DR | 0308 | 1031 | 789 25 | 33 | 5/18/12 | 20,000 | 20,100 | 1.00 | 1.00 | 0.00 |
| 3216 | B308 GREEN | 46/ A 1/A 62/ / | 27 MCKEE DR | 0308 | 1031 | 921 41 | 43 | 10/29/12 | 19,000 | 19,100 | 1.01 | 0.99 | 0.01 |
| 3199 | B308 GREEN | 46/ A 1/A 45/ / | 10 MCKEE DR | 0308 | 1031 | 953 29 | 40 | 10/4/12 | 13,000 | 16,700 | 1.28 | 0.78 | 0.28 |
| 3259 | B308 GREEN | 46/ A 1/A 105/ / | 36A STEVENS DR | 0308 | 1031 | 869 43 | 57 | 3/26/13 | 6,500 | 9,500 | 1.46 | 0.68 | 0.46 |
| 7183 | B309 GREEN | 103/ 4/B 13/ / | 19 AMERICANA DR | 0309 | 1031 | 939 15 | 18 | 8/7/12 | 27,000 | 23,100 | 0.86 | 1.17 | 0.12 |
| 7267 | B309 GREEN | 103/ 4/B 96/ / | 44 SKYLINE DR | 0309 | 1031 | 939 12 | 9 | 2/27/13 | 23,000 | 20,500 | 0.89 | 1.12 | 0.09 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|----------------|------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 7197 | B309 GREEN | 103/4/B 27/ / | 11 BOANZA DR | 0309 | 1031 | 970 | 10 | 9 | 12/19/12 | 22,000 | 20,400 | 0.93 | 1.08 | 0.05 |
| 7192 | B309 GREEN | 103/4/B 22/ / | 6 BOANZA DR | 0309 | 1031 | 756 | 39 | 41 | 5/24/13 | 12,000 | 12,400 | 1.03 | 0.97 | 0.05 |
| 7274 | B309 GREEN | 103/4/B 103/ / | 55 SKYLIN DR | 0309 | 1031 | 888 | 41 | 52 | 4/4/13 | 5,000 | 7,200 | 1.44 | 0.69 | 0.46 |
| 7255 | B309 GREEN | 103/4/B 84/ / | 27 SKYLIN DR | 0309 | 1031 | 1,062 | 41 | 52 | 8/21/12 | 7,000 | 10,300 | 1.47 | 0.68 | 0.49 |
| 253 | B310 | 5/2/A 13/ / | 28 HAZEL DR | 0310 | 103U | 1,016 | 10 | 2 | 12/11/12 | 32,000 | 29,600 | 0.92 | 1.08 | 0.11 |
| 269 | B310 | 5/2/A 29/ / | 44 HAZEL DR | 0310 | 103U | 1,193 | 25 | 10 | 6/27/13 | 33,000 | 32,700 | 0.99 | 1.01 | 0.04 |
| 281 | B310 | 5/2/A 41/ / | 71 LONGMEADOW DR | 0310 | 103U | 957 | 8 | 3 | 8/26/13 | 26,000 | 27,700 | 1.07 | 0.94 | 0.04 |
| 254 | B310 | 5/2/A 14/ / | 29 HAZEL DR | 0310 | 103U | 652 | 47 | 33 | 5/17/13 | 5,000 | 8,800 | 1.76 | 0.57 | 0.73 |
| 8317 | B311 CRESTWOOD | 110/2/A 128/ / | 41 FAIRFIELD DR | 0311 | 1031 | 997 | 42 | 53 | 8/7/12 | 31,000 | 22,700 | 0.73 | 1.37 | 0.24 |
| 8223 | B311 CRESTWOOD | 110/2/A 34/ / | 22 CENTERWOOD DR | 0311 | 1031 | 726 | 43 | 45 | 7/31/13 | 26,000 | 20,900 | 0.80 | 1.24 | 0.17 |
| 8221 | B311 CRESTWOOD | 110/2/A 32/ / | 20 CENTERWOOD DR | 0311 | 1031 | 869 | 43 | 45 | 7/31/13 | 45,900 | 37,700 | 0.82 | 1.22 | 0.15 |
| 8516 | B311 CRESTWOOD | 110/2/A 323/ / | 14 STRAWBERRY LN | 0311 | 1031 | 915 | 39 | 41 | 7/30/12 | 30,000 | 26,600 | 0.89 | 1.13 | 0.08 |
| 8417 | B311 CRESTWOOD | 110/2/A 224/ / | 9 JUNIPER LN | 0311 | 1031 | 1,116 | 39 | 50 | 8/27/13 | 36,000 | 32,000 | 0.89 | 1.13 | 0.08 |
| 8277 | B311 CRESTWOOD | 110/2/A 88/ / | 29 CRESTWOOD DR | 0311 | 1031 | 1,579 | 1 | 0 | 9/20/12 | 138,100 | 123,100 | 0.89 | 1.12 | 0.08 |
| 8280 | B311 CRESTWOOD | 110/2/A 91/ / | 33 CRESTWOOD DR | 0311 | 1031 | 1,041 | 28 | 26 | 9/14/12 | 54,000 | 48,200 | 0.89 | 1.12 | 0.08 |
| 8384 | B311 CRESTWOOD | 110/2/A 191/ / | 14 HIGHRIDGE TR | 0311 | 1031 | 1,250 | 36 | 47 | 3/26/13 | 35,000 | 31,300 | 0.89 | 1.12 | 0.08 |
| 8492 | B311 CRESTWOOD | 110/2/A 299/ / | 2 RIVERVIEW LN | 0311 | 1031 | 1,463 | 10 | 9 | 9/4/12 | 118,500 | 106,200 | 0.90 | 1.12 | 0.07 |
| 8261 | B311 CRESTWOOD | 110/2/A 72/ / | 11 CRESTWOOD DR | 0311 | 1031 | 1,152 | 11 | 10 | 3/28/13 | 85,000 | 80,200 | 0.94 | 1.06 | 0.03 |
| 8246 | B311 CRESTWOOD | 110/2/A 571/ / | 46 CENTERWOOD DR | 0311 | 1031 | 1,647 | 1 | 0 | 12/13/12 | 130,000 | 123,200 | 0.95 | 1.06 | 0.02 |
| 8190 | B311 CRESTWOOD | 110/2/A 1/ / | 1 BRIDLE PATH TR | 0311 | 1031 | 1,004 | 40 | 42 | 5/25/12 | 50,000 | 48,300 | 0.97 | 1.04 | 0.00 |
| 8329 | B311 CRESTWOOD | 110/2/A 140/ / | 57 FAIRFIELD DR | 0311 | 1031 | 1,077 | 39 | 50 | 3/29/13 | 25,000 | 24,200 | 0.97 | 1.03 | 0.00 |
| 8290 | B311 CRESTWOOD | 110/2/A 101/ / | 6 FAIRFIELD DR | 0311 | 1031 | 962 | 41 | 43 | 12/18/12 | 31,500 | 30,500 | 0.97 | 1.03 | 0.00 |
| 8463 | B311 CRESTWOOD | 110/2/A 270/ / | 10 PINEWOOD TR | 0311 | 1031 | 1,021 | 15 | 14 | 12/19/12 | 50,000 | 49,200 | 0.98 | 1.02 | 0.01 |
| 8250 | B311 CRESTWOOD | 110/2/A 61/ / | 1A CRESTWOOD DR | 0311 | 1031 | 995 | 10 | 9 | 6/14/13 | 52,000 | 52,100 | 1.00 | 1.00 | 0.03 |
| 8386 | B311 CRESTWOOD | 110/2/A 193/ / | 16 HIGHRIDGE TR | 0311 | 1031 | 1,004 | 17 | 18 | 9/26/12 | 51,500 | 52,100 | 1.01 | 0.99 | 0.04 |
| 8248 | B311 CRESTWOOD | 110/2/A 59/ / | 48 CENTERWOOD DR | 0311 | 1031 | 1,431 | 1 | 0 | 12/27/12 | 107,000 | 112,400 | 1.05 | 0.95 | 0.08 |
| 8208 | B311 CRESTWOOD | 110/2/A 19/ / | 6 CENTERWOOD DR | 0311 | 1031 | 1,313 | 8 | 7 | 9/5/12 | 85,000 | 89,300 | 1.05 | 0.95 | 0.08 |
| 8489 | B311 CRESTWOOD | 110/2/A 296/ / | 37 PINEWOOD TR | 0311 | 1031 | 992 | 46 | 60 | 9/30/13 | 25,000 | 26,600 | 1.06 | 0.94 | 0.05 |
| 8302 | B311 CRESTWOOD | 110/2/A 113/ / | 21 FAIRFIELD DR | 0311 | 1031 | 849 | 41 | 52 | 10/1/12 | 17,000 | 19,300 | 1.14 | 0.88 | 0.17 |

**Parcel Detail by Assessing Nbhhd
CONCORD, NH**

10/23/2013

| Intrnl ID | Assessing Nbhhd | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | EFF Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|-----------------|---------------|-----------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 8305 | B311 CRESTWOOD | 110/2/A 116// | 24 FAIRFIELD DR | 0311 | 1031 | 1,294 | 41 | 52 | 12/10/12 | 32,000 | 38,700 | 1.21 | 0.83 | 0.24 |
| 8325 | B311 CRESTWOOD | 110/2/A 136// | 52 FAIRFIELD DR | 0311 | 1031 | 1,072 | 40 | 51 | 6/26/13 | 19,000 | 24,500 | 1.29 | 0.78 | 0.32 |
| 8295 | B311 CRESTWOOD | 110/2/A 106// | 14 FAIRFIELD DR | 0311 | 1031 | 1,289 | 41 | 52 | 2/20/13 | 30,000 | 41,200 | 1.37 | 0.73 | 0.40 |
| 8343 | B311 CRESTWOOD | 110/2/A 154// | 74 FAIRFIELD DR | 0311 | 1031 | 1,287 | 35 | 49 | 12/17/12 | 35,000 | 49,300 | 1.41 | 0.71 | 0.44 |
| 8289 | B311 CRESTWOOD | 110/2/A 100// | 4 FAIRFIELD DR | 0311 | 1031 | 722 | 40 | 51 | 7/1/13 | 12,000 | 17,900 | 1.49 | 0.67 | 0.52 |
| 8339 | B311 CRESTWOOD | 110/2/A 150// | 69 FAIRFIELD DR | 0311 | 1031 | 1,175 | 35 | 46 | 7/9/13 | 30,000 | 47,600 | 1.59 | 0.63 | 0.62 |
| 1450 | B415 | 24/ V 15/ / | 17-19 WEST ST | 0415 | 111C | 4,452 | 113 | 34 | 7/2/12 | 355,000 | 332,800 | 0.94 | 1.07 | 0.00 |

Site Indexes:

Residential lots will also be adjusted by a site index multiplier. The site index multiplier allows for the designation of location adjustments within each of the fifteen major neighborhoods.

Support for the site index multipliers is shown in the sales ratio report for site indexes. A list of all residential streets with site indexes is attached. The Site Index Multipliers are shown below.

| Site Index | Influence Multiplier |
|------------|----------------------|
| 1 | 0.85 |
| 2 | 0.95 |
| 3 | 1.08 |
| 4 | 1.10 |
| 5 | 1.20 |
| 6 | 1.25 |
| 7 | 1.50 |
| 8 | 1.60 |
| 9 | 1.90 |

Summary by Site Index CONCORD, NH

10/23/2013

| Site Index | Count | Mean Sale Price | Mean Appraised | Mean A/S Ratio | Median Sale Price | Median Appraised | Median A/S Ratio | Median Abs Disp | COD | Weighted Average |
|------------|-------|--------------------|-------------------|-------------------|----------------------|---------------------|---------------------|--------------------|-------|---------------------|
| 0 | 8 | 169,125 | 168,088 | 1.00 | 174,500 | 173,750 | 0.99 | 0.02 | 3.03% | 0.99 |
| 1 | 146 | 95,368 | 96,345 | 1.03 | 86,750 | 85,800 | 0.99 | 0.04 | 9.16% | 1.01 |
| 2 | 1 | 169,000 | 178,600 | 1.06 | 169,000 | 178,600 | 1.06 | 0.00 | 0.00% | 1.06 |
| 3 | 124 | 208,415 | 207,152 | 1.00 | 184,500 | 187,300 | 0.99 | 0.04 | 6.09% | 0.99 |
| 4 | 76 | 210,016 | 206,703 | 0.98 | 205,000 | 202,900 | 0.99 | 0.04 | 4.74% | 0.98 |
| 5 | 69 | 235,388 | 230,628 | 0.98 | 230,000 | 219,100 | 0.98 | 0.03 | 4.61% | 0.98 |
| 6 | 27 | 303,241 | 301,148 | 0.99 | 300,000 | 301,700 | 0.99 | 0.03 | 4.15% | 0.99 |
| 7 | 25 | 287,620 | 289,444 | 1.03 | 240,000 | 247,700 | 0.99 | 0.02 | 6.51% | 1.01 |
| 8 | 17 | 392,288 | 389,706 | 0.99 | 396,000 | 388,200 | 0.99 | 0.02 | 4.63% | 0.99 |
| 9 | | 193,791 | 192,477 | 1.00 | 188,000 | 184,800 | 0.99 | 0.03 | 6.40% | 0.99 |

Parcel Detail by Site Index
CONCORD, NH

10/23/2013

| Intrnl ID | Site Index | MBLU | Location | Land Nbrhd | Use Code | Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|------------|------------------|----------------------|------------|----------|-------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 104710 | | 103/C 1/ 1/ / | 1 CABERNET DR U-1 | 0252 | 1021 | 1,698 | 8 | 3 | 5/22/12 | 205,000 | 193,900 | 0.95 | 1.06 | 0.04 |
| 104784 | | 103/C 1/ 52/ / | 31 CABERNET DR U-3 | 0252 | 1021 | 1,701 | 8 | 3 | 8/31/12 | 195,000 | 189,400 | 0.97 | 1.03 | 0.02 |
| 104814 | | 103/C 1/ 22/ / | 13 CABERNET DR U-4 | 0252 | 1021 | 1,659 | 6 | 3 | 4/30/13 | 180,000 | 175,400 | 0.97 | 1.03 | 0.02 |
| 104720 | | 103/C 1/ 116/ / | 4 CHABLIS TR U-1 | 0252 | 1021 | 1,659 | 7 | 3 | 4/ 4/12 | 176,000 | 172,100 | 0.98 | 1.02 | 0.01 |
| 105050 | | 53/ 4/ 16/ / | 4 CELTIC ST | 0257 | 1021 | 1,795 | 103 | 24 | 11/20/12 | 111,000 | 110,700 | 1.00 | 1.00 | 0.01 |
| 104732 | | 103/C 1/ 104/ / | 3 MERLOT CT U-3 | 0252 | 1021 | 1,611 | 7 | 3 | 4/23/13 | 160,000 | 161,900 | 1.01 | 0.99 | 0.02 |
| 104830 | | 103/C 1/ 6/ / | 3 CABERNET DR U-4 | 0252 | 1021 | 1,659 | 8 | 3 | 1/17/13 | 173,000 | 176,300 | 1.02 | 0.98 | 0.03 |
| 104736 | | 103/C 1/ 100/ / | 1 MERLOT CT U-3 | 0252 | 1021 | 1,611 | 6 | 3 | 8/30/13 | 153,000 | 165,000 | 1.08 | 0.93 | 0.09 |
| 8317 | 0 | 110/ 2/A 128/ / | 41 FAIRFIELD DR | 0311 | 1031 | 997 | 42 | 53 | 8/ 7/12 | 31,000 | 22,700 | 0.73 | 1.37 | 0.26 |
| 3192 | 0 | 46/A 1/A 38/ / | 2 MCKEE DR | 0308 | 1031 | 810 | 8 | 5 | 5/17/13 | 28,500 | 21,700 | 0.76 | 1.31 | 0.23 |
| 10530 | 0 | 116/ 3/ 78/ / | 128 LOUDON RD U-32R | 0217 | 1021 | 648 | 44 | 27 | 8/21/13 | 45,000 | 35,700 | 0.79 | 1.26 | 0.20 |
| 10512 | 0 | 116/ 3/ 60/ / | 128 LOUDON RD U-14R | 0217 | 1021 | 648 | 44 | 27 | 8/21/13 | 45,000 | 35,700 | 0.79 | 1.26 | 0.20 |
| 7158 | 0 | 103/ 4/A 125/ / | 8 S EMPEROR DR | 0306 | 1031 | 1,093 | 26 | 24 | 1/23/13 | 30,000 | 24,100 | 0.80 | 1.24 | 0.19 |
| 8223 | 0 | 110/ 2/A 34/ / | 22 CENTERWOOD DR | 0311 | 1031 | 726 | 43 | 45 | 7/31/13 | 26,000 | 20,900 | 0.80 | 1.24 | 0.19 |
| 8221 | 0 | 110/ 2/A 32/ / | 20 CENTERWOOD DR | 0311 | 1031 | 869 | 43 | 45 | 7/31/13 | 45,900 | 37,700 | 0.82 | 1.22 | 0.17 |
| 7625 | 0 | 103/B 2/A 91/ / | 12 DAWN DR | 0307 | 1031 | 937 | 27 | 37 | 4/ 4/13 | 30,000 | 25,000 | 0.83 | 1.20 | 0.16 |
| 3209 | 0 | 46/A 1/A 55/ / | 20 MCKEE DR | 0308 | 1031 | 784 | 42 | 53 | 12/ 7/12 | 10,500 | 8,800 | 0.84 | 1.19 | 0.15 |
| 7183 | 0 | 103/ 4/B 13/ / | 19 AMERICANA DR | 0309 | 1031 | 939 | 15 | 18 | 8/ 7/12 | 27,000 | 23,100 | 0.86 | 1.17 | 0.13 |
| 8516 | 0 | 110/ 2/A 323/ / | 14 STRAWBERRY LN | 0311 | 1031 | 915 | 39 | 41 | 7/30/12 | 30,000 | 26,600 | 0.89 | 1.13 | 0.10 |
| 8417 | 0 | 110/ 2/A 224/ / | 9 JUNIPER LN | 0311 | 1031 | 1,116 | 39 | 50 | 8/27/13 | 36,000 | 32,000 | 0.89 | 1.13 | 0.10 |
| 7267 | 0 | 103/ 4/B 96/ / | 44 SKYLINE DR | 0309 | 1031 | 939 | 12 | 9 | 2/27/13 | 23,000 | 20,500 | 0.89 | 1.12 | 0.10 |
| 8277 | 0 | 110/ 2/A 88/ / | 29 CRESTWOOD DR | 0311 | 1031 | 1,579 | 1 | 0 | 9/20/12 | 138,100 | 123,100 | 0.89 | 1.12 | 0.10 |
| 8280 | 0 | 110/ 2/A 91/ / | 33 CRESTWOOD DR | 0311 | 1031 | 1,041 | 28 | 26 | 9/14/12 | 54,000 | 48,200 | 0.89 | 1.12 | 0.10 |
| 8384 | 0 | 110/ 2/A 191/ / | 14 HIGHLIDGE TR | 0311 | 1031 | 1,250 | 36 | 47 | 3/26/13 | 35,000 | 31,300 | 0.89 | 1.12 | 0.10 |
| 8492 | 0 | 110/ 2/A 299/ / | 2 RIVERVIEW LN | 0311 | 1031 | 1,463 | 10 | 9 | 9/ 4/12 | 118,500 | 106,200 | 0.90 | 1.12 | 0.09 |
| 7638 | 0 | 103/B 2/A 104/ / | 2 MARLYN DR | 0307 | 1031 | 957 | 27 | 37 | 5/31/13 | 28,400 | 25,700 | 0.90 | 1.11 | 0.09 |
| 11061 | 0 | 118/F 2/ 1/ / | 12 SUSAN LN | 0238 | 1021 | 1,742 | 26 | 17 | 5/20/13 | 177,500 | 161,200 | 0.91 | 1.10 | 0.08 |
| 253 | 0 | 5/ 2/A 13/ / | 28 HAZEL DR | 0310 | 103U | 1,016 | 10 | 2 | 12/11/12 | 32,000 | 29,600 | 0.92 | 1.08 | 0.07 |
| 7197 | 0 | 103/ 4/B 27/ / | 11 BOANZA DR | 0309 | 1031 | 970 | 10 | 9 | 12/19/12 | 22,000 | 20,400 | 0.93 | 1.08 | 0.06 |
| 5032 | 0 | 75/ 2/A 32/ / | 107 FISHERVILLE L032 | 0305 | 1031 | 938 | 1 | 0 | 4/13/12 | 49,700 | 46,200 | 0.93 | 1.08 | 0.06 |

Parcel Detail by Site Index
CONCORD, NH

10/23/2013

| Intrnl ID | Site Index | MBLU | Location | Land Nbrhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|------------|---------------------|----------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 5186 | 0 | 75/B 2/ 33/ / | 120 FISHERVILLE U061 | 0204 | 1021 | 679 | 27 | 18 | 6/25/12 | 50,000 | 46,500 | 0.93 | 1.08 | 0.06 |
| 7126 | 0 | 103/ 4/A 93/ / | 10 REX DR | 0306 | 1031 | 1,097 | 15 | 18 | 9/13/13 | 25,000 | 23,300 | 0.93 | 1.07 | 0.06 |
| 5314 | 0 | 75/B 2/ 161/ / | 120 FISHERVILLE U158 | 0204 | 1021 | 971 | 27 | 7 | 6/27/13 | 87,500 | 81,800 | 0.93 | 1.07 | 0.06 |
| 8261 | 0 | 110/ 2/A 72/ / | 11 CRESTWOOD DR | 0311 | 1031 | 1,152 | 11 | 10 | 3/28/13 | 85,000 | 80,200 | 0.94 | 1.06 | 0.05 |
| 5171 | 0 | 75/B 2/ 18/ / | 120 FISHERVILLE U046 | 0204 | 1021 | 884 | 27 | 7 | 7/ 2/12 | 97,000 | 91,700 | 0.95 | 1.06 | 0.04 |
| 8246 | 0 | 110/ 2/A 57/ / | 46 CENTERWOOD DR | 0311 | 1031 | 1,647 | 1 | 0 | 12/13/12 | 130,000 | 123,200 | 0.95 | 1.06 | 0.04 |
| 7432 | 0 | 103/B 1/ 51/ / | 37 ALICE DR U-050 | 0209 | 1021 | 824 | 26 | 17 | 5/ 2/13 | 77,000 | 73,400 | 0.95 | 1.05 | 0.04 |
| 5325 | 0 | 75/B 2/ 172/ / | 120 FISHERVILLE U169 | 0204 | 1021 | 1,000 | 27 | 12 | 6/14/13 | 86,000 | 82,300 | 0.96 | 1.04 | 0.03 |
| 3249 | 0 | 46/A 1/A 95/ / | 27 STEVENS DR | 0308 | 1031 | 726 | 42 | 67 | 7/24/13 | 7,000 | 6,700 | 0.96 | 1.04 | 0.03 |
| 101337 | 0 | 77/E 1/ 21/ / | 57 PL YMOUTH DR | 0226 | 1021 | 2,072 | 11 | 5 | 7/31/12 | 222,500 | 213,000 | 0.96 | 1.04 | 0.03 |
| 12693 | 0 | 144/P 26/ 6/34/ / | 17 WHITEWATER DR | 0219 | 1021 | 1,091 | 27 | 7 | 5/14/12 | 125,000 | 120,200 | 0.96 | 1.04 | 0.03 |
| 105260 | 0 | 71/A 1/ 26/ / | 15 CAMELIA AV U-1 | 0258 | 1021 | 2,455 | 7 | 3 | 4/30/12 | 239,500 | 230,400 | 0.96 | 1.04 | 0.03 |
| 12520 | 0 | 144/P 26/ 43/206/ / | 5 LOOK OUT CR | 0219 | 1021 | 1,675 | 27 | 18 | 7/ 1/13 | 142,000 | 136,800 | 0.96 | 1.04 | 0.03 |
| 12606 | 0 | 144/P 26/ 5/27/ / | 31 WHITEWATER DR | 0219 | 1021 | 1,119 | 27 | 12 | 3/15/13 | 119,000 | 114,900 | 0.97 | 1.04 | 0.02 |
| 8190 | 0 | 110/ 2/A 1/ / | 1 BRIDLE PATH TR | 0311 | 1031 | 1,004 | 40 | 42 | 5/25/12 | 50,000 | 48,300 | 0.97 | 1.04 | 0.02 |
| 102723 | 0 | 110/L 1/ 46/ / | 44 MULBERRY ST U-3 | 0232 | 1021 | 1,393 | 9 | 4 | 12/19/12 | 166,000 | 160,400 | 0.97 | 1.03 | 0.02 |
| 8329 | 0 | 110/ 2/A 140/ / | 57 FAIRFIELD DR | 0311 | 1031 | 1,077 | 39 | 50 | 3/29/13 | 25,000 | 24,200 | 0.97 | 1.03 | 0.02 |
| 8290 | 0 | 110/ 2/A 101/ / | 6 FAIRFIELD DR | 0311 | 1031 | 962 | 41 | 43 | 12/18/12 | 31,500 | 30,500 | 0.97 | 1.03 | 0.02 |
| 5558 | 0 | 77/A 1/ 25/ / | 24 PISCATAQUA RD | 0206 | 1021 | 1,050 | 39 | 16 | 11/26/12 | 125,000 | 121,300 | 0.97 | 1.03 | 0.02 |
| 10296 | 0 | 114/K 1/ 70/ / | 12 E SIDE DR B3 U-22 | 0214 | 1021 | 651 | 28 | 19 | 5/11/12 | 44,000 | 42,700 | 0.97 | 1.03 | 0.02 |
| 12714 | 0 | 144/P 26/ 12/109/ / | 59 MODENA DR | 0219 | 1021 | 1,122 | 27 | 12 | 7/ 3/12 | 119,000 | 115,700 | 0.97 | 1.03 | 0.02 |
| 8829 | 0 | 110/D 1/A 8/ / | 69 MANCHESTER #08 | 0301 | 1031 | 957 | 19 | 26 | 11/19/12 | 26,000 | 25,300 | 0.97 | 1.03 | 0.02 |
| 12542 | 0 | 144/P 26/ 29/222/ / | 28 GREAT FALLS DR | 0219 | 1021 | 1,119 | 27 | 12 | 11/ 9/12 | 118,000 | 114,900 | 0.97 | 1.03 | 0.02 |
| 7144 | 0 | 103/ 4/A 111/ / | 28 REX DR | 0306 | 1031 | 926 | 15 | 14 | 4/16/13 | 24,900 | 24,300 | 0.98 | 1.02 | 0.01 |
| 12676 | 0 | 144/P 26/ 6/42/ / | 1 WHITEWATER DR | 0219 | 1021 | 1,091 | 27 | 18 | 10/18/12 | 108,000 | 105,700 | 0.98 | 1.02 | 0.01 |
| 10148 | 0 | 114/J 2/ 2/ / | 169 PORTSMOUTH U-190 | 0213 | 1021 | 1,980 | 26 | 11 | 8/ 2/13 | 200,000 | 195,900 | 0.98 | 1.02 | 0.01 |
| 9335 | 0 | 111/C 1/ 64/ / | 227 LOUDON U-31 | 0212 | 1021 | 856 | 27 | 18 | 12/ 6/12 | 99,000 | 97,100 | 0.98 | 1.02 | 0.01 |
| 5159 | 0 | 75/B 2/ 6/ / | 120 FISHERVILLE U035 | 0204 | 1021 | 884 | 27 | 7 | 9/10/12 | 92,500 | 90,800 | 0.98 | 1.02 | 0.01 |
| 105255 | 0 | 71/A 1/ 31/ / | 21 CAMELIA AV U-1 | 0258 | 1021 | 2,455 | 7 | 3 | 5/14/12 | 234,500 | 230,400 | 0.98 | 1.02 | 0.01 |
| 10476 | 0 | 116/ 3/ 22/ / | 128 LOUDON RD U-14F | 0217 | 1021 | 621 | 44 | 27 | 8/ 1/12 | 35,500 | 34,900 | 0.98 | 1.02 | 0.01 |
| 7521 | 0 | 103/B 1/ 140/ / | 37 ALICE DR U-139 | 0209 | 1021 | 824 | 26 | 17 | 10/22/12 | 66,000 | 64,900 | 0.98 | 1.02 | 0.01 |

**Parcel Detail by Site Index
CONCORD, NH**

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| Intnl ID | Site Index | MBLU | Location | Land Nhd | Use Code | ET Area | Age | ET Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|----------|------------|--------------------|----------------------|----------|----------|---------|-----|--------|-----------|------------|-----------------|-----------|-----------|----------|
| 4961 | 0 | 74/ 3/A 2/ / | 82 FISHERVILLE L-03 | 0304 | 1031 | 850 | 7 | 4 | 7/16/13 | 42,500 | 41,800 | 0.98 | 1.02 | 0.01 |
| 8463 | 0 | 110/ 2/A 270/ / | 10 PINEWOOD TR | 0311 | 1031 | 1,021 | 15 | 14 | 12/19/12 | 50,000 | 49,200 | 0.98 | 1.02 | 0.01 |
| 10206 | 0 | 114/J 2/ 64/ / | 169 PORTSMOUTH U-183 | 0213 | 1021 | 1,372 | 26 | 11 | 10/31/12 | 140,000 | 137,800 | 0.98 | 1.02 | 0.01 |
| 7615 | 0 | 103/B 2/A 81/ / | 2 DAWN DR | 0307 | 1031 | 1,393 | 28 | 39 | 6/27/13 | 45,000 | 44,300 | 0.98 | 1.02 | 0.01 |
| 105555 | 0 | 76/B 1/ 51/ / | 4 RICHMOND DR | 0264 | 1021 | 1,899 | 1 | 0 | 2/1/13 | 205,800 | 202,900 | 0.99 | 1.01 | 0.00 |
| 12762 | 0 | 144/P 26/ 10/73/ / | 72 MODENA DR | 0219 | 1021 | 1,228 | 27 | 18 | 9/27/13 | 118,000 | 116,400 | 0.99 | 1.01 | 0.00 |
| 7159 | 0 | 103/ 4/A 126/ / | 9 S EMPEROR DR | 0306 | 1031 | 989 | 17 | 22 | 10/9/12 | 24,000 | 23,700 | 0.99 | 1.01 | 0.00 |
| 5169 | 0 | 75/B 2/ 16/ / | 120 FISHERVILLE U044 | 0204 | 1021 | 884 | 27 | 18 | 10/29/12 | 72,900 | 72,000 | 0.99 | 1.01 | 0.00 |
| 9191 | 0 | 111/B 3/ 86/ / | 84 BRANCH TPK U-068 | 0211 | 1021 | 1,557 | 22 | 8 | 6/17/13 | 174,000 | 171,900 | 0.99 | 1.01 | 0.00 |
| 10227 | 0 | 114/J 2/ 85/ / | 169 PORTSMOUTH U-200 | 0213 | 1021 | 2,141 | 26 | 11 | 1/22/13 | 209,000 | 206,500 | 0.99 | 1.01 | 0.00 |
| 10241 | 0 | 114/K 1/ 15/ / | 12 E SIDE DR B1 U-15 | 0214 | 1021 | 667 | 28 | 13 | 6/17/13 | 52,000 | 51,400 | 0.99 | 1.01 | 0.00 |
| 105602 | 0 | 76/B 1/ 4/ / | 7 RICHMOND DR | 0264 | 1021 | 2,175 | 5 | 2 | 6/15/12 | 221,000 | 218,600 | 0.99 | 1.01 | 0.00 |
| 5431 | 0 | 76/A 1/ 96/ / | 76 METALAK DR | 0205 | 1021 | 1,114 | 25 | 10 | 4/15/13 | 127,500 | 126,200 | 0.99 | 1.01 | 0.00 |
| 102699 | 0 | 110/L 1/ 22/ / | 65 MULBERRY ST U-2 | 0232 | 1021 | 1,393 | 9 | 4 | 11/13/12 | 167,000 | 165,300 | 0.99 | 1.01 | 0.00 |
| 5298 | 0 | 75/B 2/ 145/ / | 120 FISHERVILLE U142 | 0204 | 1021 | 723 | 21 | 7 | 7/10/13 | 50,000 | 49,500 | 0.99 | 1.01 | 0.00 |
| 101920 | 0 | 103/ 4/ 62/ / | 45 BOG RD U-D5 | 0227 | 1021 | 1,142 | 11 | 3 | 6/14/13 | 110,000 | 108,900 | 0.99 | 1.01 | 0.00 |
| 3224 | 0 | 46/A 1/A 70/ / | 2 STEVENS DR | 0308 | 1031 | 700 | 43 | 54 | 3/25/13 | 10,600 | 10,500 | 0.99 | 1.01 | 0.00 |
| 269 | 0 | 5/ 2/A 29/ / | 44 HAZEL DR | 0310 | 103U | 1,193 | 25 | 10 | 6/27/13 | 33,000 | 32,700 | 0.99 | 1.01 | 0.00 |
| 106322 | 0 | 72/C 2/ 11/ / | 14 KNIGHT ST U-4 | 0271 | 1021 | 1,370 | 151 | 18 | 6/17/13 | 185,000 | 183,500 | 0.99 | 1.01 | 0.00 |
| 106321 | 0 | 72/C 2/ 8/ / | 14 KNIGHT ST U-1 | 0271 | 1021 | 1,370 | 151 | 18 | 8/9/13 | 185,000 | 183,500 | 0.99 | 1.01 | 0.00 |
| 7546 | 0 | 103/B 2/A 13/ / | 15 ALICE DR | 0307 | 1031 | 948 | 31 | 29 | 7/31/13 | 28,900 | 28,700 | 0.99 | 1.01 | 0.00 |
| 13382 | 0 | 1442/P 27/ 1/5 / | 19 MILLSTREAM LN | 0220 | 1021 | 1,426 | 26 | 17 | 8/5/13 | 132,500 | 131,600 | 0.99 | 1.01 | 0.00 |
| 9234 | 0 | 111/B 3/ 177/ / | 84 BRANCH TPK U-112 | 0211 | 1021 | 1,560 | 19 | 6 | 8/20/12 | 178,000 | 176,900 | 0.99 | 1.01 | 0.00 |
| 9920 | 0 | 114/D 2/ 30/ / | 19 BURNS AV U-03 | 0221 | 1021 | 1,250 | 10 | 3 | 7/19/12 | 119,000 | 118,300 | 0.99 | 1.01 | 0.00 |
| 8797 | 0 | 110/C 3/ 137/ / | 58 BRANCH TPK L-06 | 0210 | 1021 | 2,258 | 26 | 17 | 8/17/12 | 180,000 | 179,000 | 0.99 | 1.01 | 0.00 |
| 106323 | 0 | 72/C 2/ 10/ / | 14 KNIGHT ST U-3 | 0271 | 1021 | 1,482 | 151 | 18 | 7/15/13 | 185,000 | 184,200 | 1.00 | 1.00 | 0.01 |
| 7604 | 0 | 103/B 2/A 70/ / | 11 CREMIN ST | 0307 | 1031 | 994 | 32 | 43 | 9/14/12 | 23,900 | 23,800 | 1.00 | 1.00 | 0.01 |
| 7121 | 0 | 103/ 4/A 88/ / | 5 REX DR | 0306 | 1031 | 1,154 | 12 | 13 | 7/30/12 | 27,000 | 26,900 | 1.00 | 1.00 | 0.01 |
| 11089 | 0 | 118/F 2/ 29/ / | 6 JUDITH DR | 0238 | 1021 | 1,851 | 26 | 17 | 8/3/12 | 169,000 | 168,700 | 1.00 | 1.00 | 0.01 |
| 2785 | 0 | 42/ 1/ 18/ / | 103 SCHOOL ST U-3 | 0223 | 1021 | 1,626 | 133 | 18 | 4/1/13 | 217,500 | 217,400 | 1.00 | 1.00 | 0.01 |
| 2173 | 0 | 34/ 4/ 14/ / | 10 HILLS AV U-4 | 0201 | 1021 | 956 | 113 | 18 | 12/28/12 | 165,000 | 165,000 | 1.00 | 1.00 | 0.01 |

Parcel Detail by Site Index
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| Intrnl ID | Site Index | MBLU | Location | Land Nbrhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|------------|--------------------|----------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 9243 | 0 | 111/B 3/ 201/ / | 84 BRANCH TPK U-122 | 0211 | 1021 | 1,560 | 17 | 8 | 10/12/12 | 173,000 | 173,000 | 1.00 | 1.00 | 0.01 |
| 9241 | 0 | 111/B 3/ 203/ / | 84 BRANCH TPK U-124 | 0211 | 1021 | 1,560 | 17 | 5 | 9/28/12 | 178,500 | 178,800 | 1.00 | 1.00 | 0.01 |
| 12713 | 0 | 144/P 26/ 6/37 / | 11 WHITEWATER DR | 0219 | 1021 | 1,091 | 27 | 18 | 12/31/12 | 105,000 | 105,200 | 1.00 | 1.00 | 0.01 |
| 8250 | 0 | 110/ 2/A 61/ / | 1A CRESTWOOD DR | 0311 | 1031 | 995 | 10 | 9 | 6/14/13 | 52,000 | 52,100 | 1.00 | 1.00 | 0.01 |
| 101322 | 0 | 77/E 1/ 5/ / | 20 PLYMOUTH DR | 0226 | 1021 | 2,077 | 10 | 4 | 7/29/13 | 231,000 | 231,700 | 1.00 | 1.00 | 0.01 |
| 9170 | 0 | 111/B 3/ 64/ / | 84 BRANCH TPK U-045 | 0211 | 1021 | 1,627 | 25 | 10 | 5/10/13 | 173,500 | 174,200 | 1.00 | 1.00 | 0.01 |
| 3167 | 0 | 46/A 1/A 12/ / | 14 GRAPPONE DR | 0308 | 1031 | 789 | 25 | 33 | 5/18/12 | 20,000 | 20,100 | 1.00 | 1.00 | 0.01 |
| 3216 | 0 | 46/A 1/A 62/ / | 27 MCKEE DR | 0308 | 1031 | 921 | 41 | 43 | 10/29/12 | 19,000 | 19,100 | 1.01 | 0.99 | 0.02 |
| 9359 | 0 | 111/C 1/ 88/ / | 227 LOUDON U-55 | 0212 | 1021 | 856 | 27 | 18 | 8/3/12 | 99,500 | 100,200 | 1.01 | 0.99 | 0.02 |
| 9183 | 0 | 111/B 3/ 78/ / | 84 BRANCH TPK U-059 | 0211 | 1021 | 1,466 | 25 | 10 | 5/25/12 | 169,000 | 170,600 | 1.01 | 0.99 | 0.02 |
| 7146 | 0 | 103/ 4/A 113/ / | 31 REX DR | 0306 | 1031 | 1,233 | 7 | 6 | 5/18/12 | 50,000 | 50,500 | 1.01 | 0.99 | 0.02 |
| 8386 | 0 | 110/ 2/A 193/ / | 16 HIGHRIDGE TR | 0311 | 1031 | 1,004 | 17 | 18 | 9/26/12 | 51,500 | 52,100 | 1.01 | 0.99 | 0.02 |
| 105560 | 0 | 76/B 1/ 46/ / | 12 JONATHAN DR | 0264 | 1021 | 2,077 | 1 | 0 | 10/30/12 | 247,400 | 250,400 | 1.01 | 0.99 | 0.02 |
| 105256 | 0 | 71/A 1/ 30/ / | 15 CAMELIA AV U-5 | 0258 | 1021 | 2,455 | 7 | 3 | 3/18/13 | 229,100 | 232,700 | 1.02 | 0.98 | 0.03 |
| 12738 | 0 | 144/P 26/ 15/112 / | 7 MODENA DR | 0219 | 1021 | 1,119 | 27 | 12 | 8/30/13 | 113,000 | 114,900 | 1.02 | 0.98 | 0.03 |
| 9236 | 0 | 111/B 3/ 182/ / | 84 BRANCH TPK U-117 | 0211 | 1021 | 1,560 | 18 | 6 | 6/24/13 | 173,500 | 176,700 | 1.02 | 0.98 | 0.03 |
| 105259 | 0 | 71/A 1/ 27/ / | 15 CAMELIA AV U-2 | 0258 | 1021 | 2,031 | 7 | 3 | 7/17/13 | 200,000 | 204,000 | 1.02 | 0.98 | 0.03 |
| 101912 | 0 | 103/ 4/ 54/ / | 45 BOG RD U-C3 | 0227 | 1021 | 1,142 | 10 | 4 | 11/19/12 | 107,500 | 110,200 | 1.03 | 0.98 | 0.04 |
| 7192 | 0 | 103/ 4/B 22/ / | 6 BOANZA DR | 0309 | 1031 | 756 | 39 | 41 | 5/24/13 | 12,000 | 12,400 | 1.03 | 0.97 | 0.04 |
| 9228 | 0 | 111/B 3/ 171/ / | 84 BRANCH TPK U-106 | 0211 | 1021 | 1,560 | 19 | 6 | 4/23/13 | 171,000 | 176,800 | 1.03 | 0.97 | 0.04 |
| 10221 | 0 | 114/J 2/ 79/ / | 169 PORTSMOUTH U-194 | 0213 | 1021 | 1,979 | 26 | 17 | 10/29/12 | 174,900 | 181,500 | 1.04 | 0.96 | 0.05 |
| 10215 | 0 | 114/J 2/ 73/ / | 169 PORTSMOUTH U-005 | 0213 | 1021 | 1,981 | 26 | 7 | 12/3/12 | 197,000 | 205,200 | 1.04 | 0.96 | 0.05 |
| 101330 | 0 | 77/E 1/ 14/ / | 37 PLYMOUTH DR | 0226 | 1021 | 2,274 | 10 | 4 | 12/14/12 | 206,000 | 215,100 | 1.04 | 0.96 | 0.05 |
| 105257 | 0 | 71/A 1/ 29/ / | 15 CAMELIA AV U-4 | 0258 | 1021 | 2,015 | 7 | 3 | 2/4/13 | 199,500 | 208,500 | 1.05 | 0.96 | 0.06 |
| 8248 | 0 | 110/ 2/A 59/ / | 48 CENTERWOOD DR | 0311 | 1031 | 1,431 | 1 | 0 | 12/27/12 | 107,000 | 112,400 | 1.05 | 0.95 | 0.06 |
| 8208 | 0 | 110/ 2/A 19/ / | 6 CENTERWOOD DR | 0311 | 1031 | 1,313 | 8 | 7 | 9/5/12 | 85,000 | 89,300 | 1.05 | 0.95 | 0.06 |
| 10183 | 0 | 114/J 2/ 41/ / | 169 PORTSMOUTH U-040 | 0213 | 1021 | 1,188 | 27 | 18 | 7/17/12 | 110,000 | 115,600 | 1.05 | 0.95 | 0.06 |
| 5217 | 0 | 75/B 2/ 64/ / | 120 FISHERVILLE U001 | 0204 | 1021 | 1,001 | 27 | 7 | 10/17/12 | 89,900 | 94,800 | 1.05 | 0.95 | 0.06 |
| 12611 | 0 | 144/P 26/ 2/9 / | 2 WHITEWATER DR | 0219 | 1021 | 1,119 | 27 | 7 | 6/3/13 | 115,500 | 122,100 | 1.06 | 0.95 | 0.07 |
| 8489 | 0 | 110/ 2/A 296/ / | 37 PINEWOOD TR | 0311 | 1031 | 992 | 46 | 60 | 9/30/13 | 25,000 | 26,600 | 1.06 | 0.94 | 0.07 |
| 281 | 0 | 5/ 2/A 41/ / | 7 LONGMEADOW DR | 0310 | 103U | 957 | 8 | 3 | 8/26/13 | 26,000 | 27,700 | 1.07 | 0.94 | 0.08 |

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CONCORD, NH**

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| Intrnl ID | Site Index | MBLU | Location | Land Nbrhd | Use Code | Est Area | Age | Est Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-----------|------------|---------------------|----------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 105258 | 0 | 71/A 1/28// | 15 CAMELIA AV U-3 | 0258 | 1021 | 2,033 | 7 | 3 | 2/28/13 | 209,000 | 223,200 | 1.07 | 0.94 | 0.08 |
| 105254 | 0 | 71/A 1/32// | 21 CAMELIA AV U-2 | 0258 | 1021 | 2,031 | 7 | 3 | 11/26/12 | 191,000 | 204,000 | 1.07 | 0.94 | 0.08 |
| 12752 | 0 | 144/P 26/ 11/80/ | 86 MODENA DR | 0219 | 1021 | 1,229 | 27 | 7 | 12/17/12 | 123,000 | 132,700 | 1.08 | 0.93 | 0.09 |
| 12772 | 0 | 144/P 26/ 10/79/ | 78 MODENA DR | 0219 | 1021 | 1,229 | 27 | 12 | 7/16/13 | 115,000 | 124,900 | 1.09 | 0.92 | 0.10 |
| 9261 | 0 | 111/B 3/ 188/ / | 84 BRANCH TPK U-139 | 0211 | 1021 | 1,560 | 18 | 9 | 3/ 4/13 | 158,000 | 172,000 | 1.09 | 0.92 | 0.10 |
| 12768 | 0 | 144/P 26/ 10/79/ | 60 MODENA DR | 0219 | 1021 | 1,201 | 27 | 7 | 8/30/13 | 120,000 | 130,700 | 1.09 | 0.92 | 0.10 |
| 102695 | 0 | 110/L 1/ 18/ / | 61 MULBERRY ST U-2 | 0232 | 1021 | 1,393 | 9 | 3 | 8/21/13 | 166,000 | 182,900 | 1.10 | 0.91 | 0.11 |
| 7425 | 0 | 103/B 1/ 44/ / | 37 ALICE DR U-043 | 0209 | 1021 | 824 | 26 | 11 | 6/ 7/12 | 65,000 | 72,200 | 1.11 | 0.90 | 0.12 |
| 102730 | 0 | 110/L 1/ 53/ / | 5 PEACH ST U-1 | 0232 | 1021 | 1,481 | 9 | 3 | 5/16/12 | 171,900 | 194,000 | 1.13 | 0.89 | 0.14 |
| 7388 | 0 | 103/B 1/ 7/ / | 37 ALICE DR U-006 | 0209 | 1021 | 824 | 27 | 18 | 5/30/12 | 64,000 | 72,500 | 1.13 | 0.88 | 0.14 |
| 11114 | 0 | 118/F 2/ 54/ / | 24 JENNIFER DR | 0238 | 1021 | 1,733 | 26 | 18 | 7/22/13 | 140,000 | 158,600 | 1.13 | 0.88 | 0.14 |
| 12692 | 0 | 144/P 26/ 6/38/ / | 9 WHITEWATER DR | 0219 | 1021 | 1,091 | 27 | 12 | 12/ 3/12 | 110,000 | 124,800 | 1.13 | 0.88 | 0.14 |
| 8302 | 0 | 110/ 2/A 113/ / | 21 FAIRFIELD DR | 0311 | 1031 | 849 | 41 | 52 | 10/ 1/12 | 17,000 | 19,300 | 1.14 | 0.88 | 0.15 |
| 12523 | 0 | 144/P 26/ 49/200/ / | 10 LOOK OUT CR | 0219 | 1021 | 1,634 | 27 | 18 | 6/27/13 | 117,000 | 134,500 | 1.15 | 0.87 | 0.16 |
| 7639 | 0 | 103/B 2/A 105/ / | 3 MARLYN DR | 0307 | 1031 | 1,459 | 10 | 9 | 12/18/12 | 65,000 | 74,900 | 1.15 | 0.87 | 0.16 |
| 10313 | 0 | 114/K 1/ 87/ / | 12 E SIDE DR B4 U-15 | 0214 | 1021 | 667 | 28 | 19 | 6/21/12 | 41,000 | 49,000 | 1.20 | 0.84 | 0.21 |
| 8305 | 0 | 110/ 2/A 116/ / | 24 FAIRFIELD DR | 0311 | 1031 | 1,294 | 41 | 52 | 12/10/12 | 32,000 | 38,700 | 1.21 | 0.83 | 0.22 |
| 12765 | 0 | 144/P 26/ 10/76/ / | 66 MODENA DR | 0219 | 1021 | 1,229 | 27 | 12 | 8/16/13 | 103,000 | 124,900 | 1.21 | 0.82 | 0.22 |
| 7561 | 0 | 103/B 2/A 27/ / | 34 ALICE DR | 0307 | 1031 | 1,158 | 30 | 41 | 10/ 2/12 | 29,400 | 37,600 | 1.28 | 0.78 | 0.29 |
| 3199 | 0 | 46/A 1/A 45/ / | 10 MCKEE DR | 0308 | 1031 | 953 | 29 | 40 | 10/ 4/12 | 13,000 | 16,700 | 1.28 | 0.78 | 0.29 |
| 8325 | 0 | 110/ 2/A 136/ / | 52 FAIRFIELD DR | 0311 | 1031 | 1,072 | 40 | 51 | 6/26/13 | 19,000 | 24,500 | 1.29 | 0.78 | 0.30 |
| 7583 | 0 | 103/B 2/A 49/ / | 11 CHERYL DR | 0307 | 1031 | 1,251 | 27 | 25 | 12/27/12 | 27,000 | 36,400 | 1.35 | 0.74 | 0.36 |
| 8295 | 0 | 110/ 2/A 106/ / | 14 FAIRFIELD DR | 0311 | 1031 | 1,289 | 41 | 52 | 2/20/13 | 30,000 | 41,200 | 1.37 | 0.73 | 0.38 |
| 8343 | 0 | 110/ 2/A 154/ / | 74 FAIRFIELD DR | 0311 | 1031 | 1,287 | 35 | 49 | 12/17/12 | 35,000 | 49,300 | 1.41 | 0.71 | 0.42 |
| 7274 | 0 | 103/ 4/B 103/ / | 55 SKYLINE DR | 0309 | 1031 | 888 | 41 | 52 | 4/ 4/13 | 5,000 | 7,200 | 1.44 | 0.69 | 0.45 |
| 3259 | 0 | 46/A 1/A 105/ / | 36A STEVENS DR | 0308 | 1031 | 869 | 43 | 57 | 3/26/13 | 6,500 | 9,500 | 1.46 | 0.68 | 0.47 |
| 7255 | 0 | 103/ 4/B 84/ / | 27 SKYLINE DR | 0309 | 1031 | 1,062 | 41 | 52 | 8/21/12 | 7,000 | 10,300 | 1.47 | 0.68 | 0.48 |
| 8289 | 0 | 110/ 2/A 100/ / | 4 FAIRFIELD DR | 0311 | 1031 | 722 | 40 | 51 | 7/ 1/13 | 12,000 | 17,900 | 1.49 | 0.67 | 0.50 |
| 7570 | 0 | 103/B 2/A 36/ / | 8 BETH DR | 0307 | 1031 | 1,217 | 30 | 44 | 11/30/12 | 17,000 | 25,800 | 1.52 | 0.66 | 0.53 |
| 8339 | 0 | 110/ 2/A 150/ / | 69 FAIRFIELD DR | 0311 | 1031 | 1,175 | 35 | 46 | 7/ 9/13 | 30,000 | 47,600 | 1.59 | 0.63 | 0.60 |
| 254 | 0 | 5/ 2/A 14/ / | 29 HAZEL DR | 0310 | 103U | 652 | 47 | 33 | 5/17/13 | 5,000 | 8,800 | 1.76 | 0.57 | 0.77 |

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|-----------|------------|--------------|----------------------|------------|----------|----------|-------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 12475 | 3 | 182/P 9// | 21 ISLAND RD | 0110 | 1013 | 1,529 | 83 | 27 | 5/16/13 | 169,000 | 178,600 | 1.06 | 0.95 | 0.00 |
| 106803 | 4 | 100/3/15// | 42 LITTLE POND RD | 0103 | 1300 | 2,013 | 2,013 | 2/20/13 | 130,000 | 95,600 | 0.74 | 1.36 | 0.25 | |
| 2873 | 4 | 43/7/16// | 3 HANOVER ST | 0106 | 1010 | 1,470 | 93 | 27 | 8/1/13 | 185,000 | 144,100 | 0.78 | 1.28 | 0.21 |
| 1686 | 4 | 29/4/18// | 20 DOWNING ST | 0102 | 1010 | 1,490 | 113 | 46 | 8/29/13 | 148,000 | 115,800 | 0.78 | 1.28 | 0.21 |
| 2896 | 4 | 43/9/8// | 73 SCHOOL ST | 0106 | 1040 | 3,325 | 133 | 27 | 7/3/13 | 257,000 | 209,800 | 0.82 | 1.22 | 0.17 |
| 2877 | 4 | 43/8/1// | 63 CENTRE ST | 0106 | 1010 | 2,683 | 116 | 27 | 4/30/13 | 275,000 | 234,000 | 0.85 | 1.18 | 0.14 |
| 2895 | 4 | 43/9/7// | 77 SCHOOL ST | 0106 | 1040 | 3,324 | 123 | 27 | 11/19/12 | 240,000 | 207,500 | 0.86 | 1.16 | 0.13 |
| 2034 | 4 | 33/2/8// | 31 CONCORD ST | 0102 | 1010 | 1,289 | 113 | 27 | 5/25/12 | 139,000 | 120,900 | 0.87 | 1.15 | 0.12 |
| 10814 | 4 | 118/1/12// | 54 APPLETON ST | 0111 | 1040 | 1,923 | 73 | 19 | 12/17/12 | 230,000 | 200,900 | 0.87 | 1.14 | 0.12 |
| 4835 | 4 | 72/C 3/5// | 529 N STATE ST | 0107 | 1010 | 1,315 | 18 | 4 | 11/29/12 | 175,000 | 153,800 | 0.88 | 1.14 | 0.11 |
| 13623 | 4 | 105/5/19// | 314 ELM ST | 0108 | 1010 | 1,940 | 18 | 4 | 7/5/12 | 238,000 | 212,000 | 0.89 | 1.12 | 0.10 |
| 3113 | 4 | 46/3/10// | 66 N STATE ST | 0106 | 111R | 4,612 | 113 | 37 | 8/5/13 | 280,000 | 252,800 | 0.90 | 1.11 | 0.09 |
| 12277 | 4 | 1424/P 28// | 50 HIGH ST | 0110 | 1010 | 1,691 | 107 | 27 | 4/12/13 | 177,500 | 160,600 | 0.90 | 1.11 | 0.09 |
| 1748 | 4 | 29/8/14// | 64 S STATE ST | 0102 | 1040 | 2,997 | 123 | 19 | 2/12/13 | 250,800 | 227,000 | 0.91 | 1.10 | 0.08 |
| 106299 | 4 | 88/2/16// | 76 BIRCHDALE RD | 0103 | 1300 | 2,013 | 2,013 | 5/31/12 | 70,000 | 63,500 | 0.91 | 1.10 | 0.08 | |
| 5458 | 4 | 76/C 1/46// | 113 MANOR RD | 0109 | 1010 | 1,406 | 40 | 16 | 6/14/13 | 184,000 | 167,600 | 0.91 | 1.10 | 0.08 |
| 140 | 4 | 3/2/16// | 340 S MAIN ST | 0115 | 1010 | 1,530 | 65 | 27 | 1/11/13 | 184,000 | 169,400 | 0.92 | 1.09 | 0.07 |
| 12851 | 4 | 1431/P 14// | 166 VILLAGE ST | 0110 | 1010 | 1,656 | 78 | 27 | 6/29/12 | 146,000 | 135,600 | 0.93 | 1.08 | 0.06 |
| 11459 | 4 | 122/1/3// | 228 SEWALLS FALLS RD | 0111 | 1010 | 1,422 | 45 | 19 | 1/18/13 | 152,500 | 141,900 | 0.93 | 1.07 | 0.06 |
| 105703 | 4 | 76/C 2/49// | 77 ABBOTT RD | 0109 | 1010 | 1,946 | 4 | 2 | 4/30/13 | 239,000 | 222,500 | 0.93 | 1.07 | 0.06 |
| 105119 | 4 | 192/P 2// | 25 AMY WY | 0109 | 1010 | 2,438 | 1 | 1 | 1/29/13 | 257,000 | 240,900 | 0.94 | 1.07 | 0.05 |
| 1450 | 4 | 24/1/15// | 17-19 WEST ST | 0415 | 111C | 4,452 | 113 | 34 | 7/2/12 | 355,000 | 332,800 | 0.94 | 1.07 | 0.05 |
| 102020 | 4 | 106/3/27// | 40 WARNER RD | 0108 | 1010 | 2,857 | 10 | 5 | 10/11/12 | 310,000 | 290,700 | 0.94 | 1.07 | 0.05 |
| 13174 | 4 | 192/P 107// | 11 HOBART ST | 0109 | 1010 | 1,587 | 25 | 10 | 8/30/12 | 176,000 | 165,100 | 0.94 | 1.07 | 0.05 |
| 8854 | 4 | 110/D 3/5// | 7 GARVINS FALLS RD | 0114 | 1010 | 1,250 | 42 | 18 | 11/16/12 | 167,000 | 156,700 | 0.94 | 1.07 | 0.05 |
| 11648 | 4 | 123/1/19// | 560-562 MOUNTAIN RD | 0111 | 1040 | 4,093 | 35 | 14 | 4/12/12 | 265,000 | 250,600 | 0.95 | 1.06 | 0.04 |
| 106802 | 4 | 104/2/73// | 105 W PARRISH RD | 0108 | 1300 | 1,594 | 26 | 11 | 6/3/13 | 209,000 | 198,300 | 0.95 | 1.05 | 0.04 |
| 11030 | 4 | 118/F 1/16// | 71 OAK HILL RD | 0111 | 1010 | 1,594 | 26 | 11 | 6/3/13 | 209,000 | 198,300 | 0.95 | 1.05 | 0.04 |
| 11239 | 4 | 120/3/3// | 146 SNOW POND RD | 0111 | 1010 | 1,147 | 62 | 36 | 5/29/13 | 163,000 | 155,000 | 0.95 | 1.05 | 0.04 |

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|-----------|------------|--------------|-----------------------|------------|----------|----------|-------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 13182 | 4 | 201/P 30/// | 44 ABBOTT RD | 0109 | 1010 | 1,119 | 88 | 27 | 4/2/13 | 162,000 | 154,300 | 0.95 | 1.05 | 0.04 |
| 9647 | 4 | 112/3/3// | 1 ASBY RD | 0111 | 1010 | 2,164 | 39 | 12 | 7/17/13 | 234,500 | 223,500 | 0.95 | 1.05 | 0.04 |
| 100178 | 4 | 194/P 10/// | 25 WINTERBERRY LN | 0110 | 1010 | 1,980 | 13 | 6 | 9/11/12 | 215,000 | 205,600 | 0.96 | 1.05 | 0.03 |
| 102905 | 4 | 120/3/36// | 29 BECKY LN | 0111 | 1010 | 2,749 | 7 | 4 | 8/1/13 | 359,500 | 344,100 | 0.96 | 1.04 | 0.03 |
| 11818 | 4 | 114A/1 7/2// | 32 EAST SIDE DR | 0114 | 1010 | 1,566 | 68 | 37 | 6/26/12 | 155,000 | 148,900 | 0.96 | 1.04 | 0.03 |
| 105148 | 4 | 192/P 23/// | 24 AMY WY | 0109 | 1010 | 1,802 | 2 | 1 | 7/8/13 | 203,000 | 195,300 | 0.96 | 1.04 | 0.03 |
| 11705 | 4 | 123/3/32// | 280 HOIT RD | 0111 | 1010 | 1,584 | 23 | 9 | 7/22/13 | 199,000 | 191,700 | 0.96 | 1.04 | 0.03 |
| 1802 | 4 | 30/3/8// | 66 DOWNING ST | 0102 | 1040 | 2,327 | 113 | 27 | 8/1/13 | 170,000 | 164,200 | 0.97 | 1.04 | 0.02 |
| 1635 | 4 | 29/1/14// | 27 DOWNING ST | 0102 | 1010 | 1,580 | 113 | 19 | 8/17/12 | 162,000 | 156,600 | 0.97 | 1.03 | 0.02 |
| 13154 | 4 | 201/P 72/// | 5 SNOW ST | 0109 | 1010 | 2,065 | 93 | 27 | 7/9/13 | 180,000 | 174,100 | 0.97 | 1.03 | 0.02 |
| 4888 | 4 | 73/3/3// | 551 N STATE ST | 0107 | 1010 | 1,687 | 58 | 24 | 3/29/13 | 155,000 | 150,300 | 0.97 | 1.03 | 0.02 |
| 6793 | 4 | 100/3/1// | 38 LITTLE POND RD | 0103 | 1010 | 2,689 | 17 | 9 | 5/15/13 | 290,000 | 281,500 | 0.97 | 1.03 | 0.02 |
| 13210 | 4 | 201/P 104/// | 26 SNOW ST | 0109 | 1010 | 1,268 | 78 | 27 | 7/9/12 | 155,000 | 150,500 | 0.97 | 1.03 | 0.02 |
| 3881 | 4 | 54/7/3// | 8 TREMONT ST | 0106 | 1010 | 1,213 | 123 | 19 | 5/24/12 | 150,000 | 145,700 | 0.97 | 1.03 | 0.02 |
| 4087 | 4 | 60/3/10// | 52 JACKSON ST | 0106 | 1010 | 1,851 | 68 | 37 | 10/17/12 | 150,000 | 145,700 | 0.97 | 1.03 | 0.02 |
| 10228 | 4 | 114/K 1/1// | 16 EAST SIDE DR | 0114 | 1010 | 2,127 | 42 | 18 | 4/3/13 | 179,000 | 173,900 | 0.97 | 1.03 | 0.02 |
| 10792 | 4 | 117/D 2/6// | 17 ALLARD ST | 0114 | 1010 | 1,377 | 68 | 27 | 8/9/12 | 150,000 | 146,100 | 0.97 | 1.03 | 0.02 |
| 13517 | 4 | 194/P 21/// | 6 WINTERBERRY LN | 0110 | 1010 | 2,118 | 13 | 3 | 4/30/13 | 231,000 | 225,100 | 0.97 | 1.03 | 0.02 |
| 4523 | 4 | 67/4/16// | 21-23 PROSPECT ST | 0106 | 111R | 5,862 | 93 | 27 | 5/16/13 | 312,000 | 304,300 | 0.98 | 1.03 | 0.01 |
| 4990 | 4 | 75/1/5// | 39 BOG RD | 0107 | 1010 | 1,745 | 107 | 19 | 8/24/12 | 170,000 | 166,000 | 0.98 | 1.02 | 0.01 |
| 13751 | 4 | 104/2/60// | 75 W PARISH RD | 0108 | 1010 | 3,568 | 15 | 3 | 3/11/13 | 393,000 | 383,900 | 0.98 | 1.02 | 0.01 |
| 102903 | 4 | 120/3/34// | 20 BECKY LN | 0111 | 1300 | 2,013 | 2,013 | 8/3/12 | 67,700 | 66,200 | 0.98 | 1.02 | 0.01 | |
| 13507 | 4 | 191/P 5// | 94 PRIMROSE LN | 0110 | 1010 | 2,286 | 24 | 10 | 6/27/13 | 232,900 | 227,800 | 0.98 | 1.02 | 0.01 |
| 3806 | 4 | 54/1/26// | 60-60.5 WASHINGTON ST | 0106 | 105R | 4,015 | 113 | 37 | 11/5/12 | 210,000 | 206,200 | 0.98 | 1.02 | 0.01 |
| 101505 | 4 | 106/1/28// | 273 ELM ST | 0108 | 1010 | 2,853 | 11 | 6 | 6/28/13 | 287,000 | 281,900 | 0.98 | 1.02 | 0.01 |
| 10721 | 4 | 117/B 1/21// | 79 PEMBROKE RD | 0114 | 1010 | 1,524 | 78 | 27 | 4/2/12 | 154,000 | 151,400 | 0.98 | 1.02 | 0.01 |
| 902 | 4 | 12/4/24// | 300-302 S MAIN ST | 0115 | 1040 | 3,117 | 103 | 37 | 8/13/12 | 192,000 | 189,000 | 0.98 | 1.02 | 0.01 |
| 10671 | 4 | 117/A 3/14// | 14 ELLSWORTH ST | 0114 | 1010 | 1,198 | 113 | 27 | 11/20/12 | 140,900 | 138,800 | 0.99 | 1.02 | 0.00 |
| 9931 | 4 | 114/D 3/8// | 9 EAST SIDE DR | 0114 | 1010 | 1,319 | 103 | 37 | 2/4/13 | 125,600 | 123,800 | 0.99 | 1.01 | 0.00 |
| 10944 | 4 | 118/B 2/11// | 242 EAST SIDE DR | 0113 | 1010 | 2,150 | 37 | 12 | 3/26/13 | 226,400 | 223,400 | 0.99 | 1.01 | 0.00 |
| 7777 | 4 | 105/1/33// | 140 BROAD COVE DR | 0108 | 1010 | 2,021 | 25 | 10 | 9/26/12 | 188,000 | 185,600 | 0.99 | 1.01 | 0.00 |

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|-----------|------------|--------------|---------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 13151 | 4 | 201/P 74/// | 13 SNOW ST | 0109 | 1010 | 1,562 | 73 | 27 | 7/2/12 | 157,000 | 155,000 | 0.99 | 1.01 | 0.00 |
| 6985 | 4 | 103/2/35// | 16 FERRIN RD | 0108 | 1010 | 2,933 | 22 | 8 | 8/14/12 | 394,000 | 389,500 | 0.99 | 1.01 | 0.00 |
| 2858 | 4 | 43/7/1// | 68 SCHOOL ST | 0106 | 111C | 5,866 | 113 | 34 | 12/28/12 | 465,000 | 460,700 | 0.99 | 1.01 | 0.00 |
| 104668 | 4 | 193/P 33/// | 3 AMY WY | 0109 | 1010 | 1,991 | 7 | 5 | 5/14/13 | 211,300 | 209,500 | 0.99 | 1.01 | 0.00 |
| 105626 | 4 | 123/A 1/12// | 32 VICTORIAN LN | 0266 | 1021 | 2,180 | 1 | 0 | 12/18/12 | 239,900 | 237,900 | 0.99 | 1.01 | 0.00 |
| 12963 | 4 | 13/P 14/// | 101 PENACOOK ST | 0109 | 1010 | 1,266 | 60 | 25 | 3/1/13 | 174,000 | 172,600 | 0.99 | 1.01 | 0.00 |
| 7750 | 4 | 105/1/6// | 160 BROAD COVE DR | 0108 | 1010 | 4,947 | 18 | 4 | 11/8/12 | 540,000 | 535,900 | 0.99 | 1.01 | 0.00 |
| 3117 | 4 | 46/3/14// | 7-9 CHAPEL ST | 0106 | 1040 | 3,764 | 138 | 27 | 7/15/13 | 223,000 | 221,600 | 0.99 | 1.01 | 0.00 |
| 12323 | 4 | 1412/P 3/// | 20 CORAL ST | 0110 | 1010 | 1,384 | 0 | 0 | 12/12/12 | 160,000 | 159,100 | 0.99 | 1.01 | 0.00 |
| 6191 | 4 | 92/1/3// | 272 CLINTON ST | 0103 | 1010 | 1,407 | 41 | 17 | 9/11/12 | 195,000 | 194,300 | 1.00 | 1.00 | 0.01 |
| 8581 | 4 | 110/B 2/10// | 15 MARION ST | 0114 | 1010 | 1,203 | 48 | 28 | 5/30/13 | 135,000 | 134,700 | 1.00 | 1.00 | 0.01 |
| 7729 | 4 | 104/2/39// | 145 W PARISH RD | 0108 | 1010 | 2,777 | 39 | 16 | 8/1/12 | 222,000 | 222,400 | 1.00 | 1.00 | 0.01 |
| 6774 | 4 | 100/2/9// | 59 LITTLE POND RD | 0103 | 1010 | 2,598 | 53 | 22 | 5/24/13 | 272,500 | 273,000 | 1.00 | 1.00 | 0.01 |
| 7853 | 4 | 106/1/4// | 345 ELM ST | 0108 | 1010 | 1,812 | 27 | 11 | 7/30/12 | 196,000 | 196,400 | 1.00 | 1.00 | 0.01 |
| 12951 | 4 | 201/P 14/// | 35 ABBOTT RD | 0109 | 1010 | 1,478 | 41 | 17 | 4/18/12 | 161,000 | 161,800 | 1.00 | 1.00 | 0.01 |
| 100763 | 4 | 194/P 7// | 14 MILLENNIUM WY | 0110 | 1010 | 1,933 | 12 | 2 | 7/5/12 | 215,000 | 216,600 | 1.01 | 0.99 | 0.02 |
| 12962 | 4 | 13/P 15// | 103 PENACOOK ST | 0109 | 1300 | 2,569 | 0 | 0 | 5/23/13 | 53,000 | 53,400 | 1.01 | 0.99 | 0.02 |
| 105123 | 4 | 192/P 6// | 26 TY LN | 0109 | 1010 | 1,542 | 26 | 8 | 6/19/12 | 180,000 | 182,100 | 1.01 | 0.99 | 0.02 |
| 100620 | 4 | 112/1/11// | 4 OLD DOVER RD | 0111 | 1010 | 2,645 | 143 | 37 | 5/17/13 | 158,000 | 160,200 | 1.01 | 0.99 | 0.02 |
| 12304 | 4 | 1421/P 57/// | 34 HIGH ST | 0110 | 1010 | 2,309 | 1 | 1 | 1/9/13 | 235,000 | 238,400 | 1.01 | 0.99 | 0.02 |
| 105120 | 4 | 192/P 3// | 27 AMY WY | 0109 | 1010 | 2,189 | 12 | 6 | 6/29/12 | 215,000 | 218,400 | 1.02 | 0.98 | 0.03 |
| 100750 | 4 | 193/P 92// | 45 MILLENNIUM WY | 0110 | 1010 | 1,233 | 35 | 14 | 7/13/12 | 145,000 | 147,400 | 1.02 | 0.98 | 0.03 |
| 7304 | 4 | 103/A 2/12// | 9 WINSOR AV | 0109 | 1010 | 1,622 | 67 | 27 | 9/3/13 | 144,000 | 146,400 | 1.02 | 0.98 | 0.03 |
| 12352 | 4 | 1413/P 22/// | 54 WASHINGTON ST | 0110 | 1010 | 1,210 | 88 | 27 | 10/10/12 | 135,000 | 137,500 | 1.02 | 0.98 | 0.03 |
| 4617 | 4 | 70/A 1/3// | 304 N STATE ST | 0107 | 1010 | 6,403 | 153 | 27 | 7/6/12 | 275,000 | 280,100 | 1.02 | 0.98 | 0.03 |
| 12161 | 4 | 1421/P 33/// | 24-26 SUMMER ST | 0110 | 111R | 5,073 | 223 | 19 | 5/1/13 | 570,000 | 582,100 | 1.02 | 0.98 | 0.03 |
| 6147 | 4 | 90/2/5// | 85 STICKNEY HILL RD | 0103 | 1010 | 2,587 | 16 | 8 | 4/17/13 | 240,000 | 245,600 | 1.02 | 0.98 | 0.03 |
| 13526 | 4 | 192/P 48/// | 78 PRIMROSE LN | 0110 | 1010 | 2,560 | 9 | 5 | 12/3/12 | 295,000 | 301,900 | 1.02 | 0.98 | 0.03 |
| 102219 | 4 | 112/B 1/4// | 19 KED DR | 0111 | 1010 | 4,752 | 29 | 12 | 10/30/12 | 525,000 | 537,800 | 1.02 | 0.98 | 0.03 |
| 10020 | 4 | 114/H 1/8// | 205 EAST SIDE DR | 0113 | 1010 | 2,063 | 21 | 5 | 8/23/12 | 235,000 | 241,300 | 1.03 | 0.97 | 0.04 |
| 9737 | 4 | 113/1/13// | 47 E SUGARBALL RD | 0113 | 1010 | | | | | | | | | |

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CONCORD, NH**

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| Intnl ID | Site Index | MBLU | Location | Land Nbrhd | Use Code | Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|----------|------------|-----------------|-------------------|------------|----------|-------|-------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 3715 | 4 | 53/ 3/ 2/ / | 7.5 LYNDON ST | 0105 | 1010 | 1,526 | 103 | 27 | 6/24/13 | 153,500 | 157,800 | 1.03 | 0.97 | 0.04 |
| 101425 | 4 | 122/B 1/ 5/ / | 418 MOUNTAIN RD | 0111 | 1010 | 2,395 | 11 | 6 | 9/ 5/12 | 260,000 | 267,600 | 1.03 | 0.97 | 0.04 |
| 11003 | 4 | 118/E 1/ 2/ / | 87 SHAKER RD | 0111 | 1010 | 2,065 | 64 | 27 | 11/29/12 | 180,000 | 185,500 | 1.03 | 0.97 | 0.04 |
| 7026 | 4 | 103/ 4/ 35/ / | 95 BOG RD | 0108 | 1040 | 4,606 | 38 | 12 | 9/24/12 | 269,000 | 277,500 | 1.03 | 0.97 | 0.04 |
| 5487 | 4 | 76/C 3/ 42/ / | 90 ABBOTT RD | 0109 | 1010 | 1,742 | 40 | 16 | 7/25/12 | 175,000 | 180,600 | 1.03 | 0.97 | 0.04 |
| 1476 | 4 | 24/ 2/ 11/ / | 7 HARRISON ST | 0115 | 1010 | 1,128 | 79 | 27 | 7/ 2/12 | 140,000 | 144,500 | 1.03 | 0.97 | 0.04 |
| 2093 | 4 | 33/ 5/ 8/ / | 7-9 MYRTLE ST | 0102 | 1040 | 1,872 | 141 | 27 | 3/18/13 | 116,000 | 119,800 | 1.03 | 0.97 | 0.04 |
| 4647 | 4 | 71/A 1/ 8/ / | 392 N STATE ST | 0107 | 1010 | 1,925 | 133 | 27 | 11/13/12 | 158,000 | 163,300 | 1.03 | 0.97 | 0.04 |
| 1674 | 4 | 29/ 4/ 5/ / | 25-27 PERLEY ST | 0102 | 1040 | 3,111 | 123 | 37 | 7/15/13 | 150,000 | 156,000 | 1.04 | 0.96 | 0.05 |
| 12274 | 4 | 1424/P 25/ / / | 2-4 HARDY AV | 0110 | 1040 | 2,981 | 133 | 27 | 8/24/12 | 175,000 | 182,300 | 1.04 | 0.96 | 0.05 |
| 7839 | 4 | 105/ 5/ 7/ / | 344 ELM ST | 0108 | 1010 | 2,360 | 16 | 3 | 7/10/13 | 315,000 | 329,700 | 1.05 | 0.96 | 0.06 |
| 6997 | 4 | 103/ 4/ 5/ / | 75 BOG RD | 0108 | 1010 | 1,750 | 54 | 22 | 11/30/12 | 155,000 | 162,400 | 1.05 | 0.95 | 0.06 |
| 106861 | 4 | 123/ 1/ 7/ 5/ / | 153 HOIT RD | 0111 | 1010 | 2,940 | 123 | 27 | 11/ 8/12 | 225,000 | 235,800 | 1.05 | 0.95 | 0.06 |
| 4359 | 4 | 63/ 3/ 11/ / | 45 PENACOOK ST | 0106 | 1010 | 1,297 | 73 | 27 | 4/16/13 | 127,000 | 133,100 | 1.05 | 0.95 | 0.06 |
| 164 | 4 | 4/ 2/ 10/ / | 368 S MAIN ST | 0115 | 1010 | 1,289 | 133 | 27 | 8/21/13 | 130,000 | 136,300 | 1.05 | 0.95 | 0.06 |
| 10779 | 4 | 117/D 1/ 19/ / | 21 BRANCH TPK | 0114 | 1010 | 2,111 | 48 | 20 | 5/ 3/12 | 191,000 | 200,700 | 1.05 | 0.95 | 0.06 |
| 6761 | 4 | 100/ 2/ 1/ / | 110 FISK RD | 0103 | 1010 | 2,578 | 48 | 20 | 8/ 2/12 | 242,500 | 255,100 | 1.05 | 0.95 | 0.06 |
| 6801 | 4 | 100/ 3/ 11/ / | 34 LITTLE POND RD | 0103 | 1010 | 1,293 | 21 | 7 | 12/21/12 | 175,000 | 184,500 | 1.05 | 0.95 | 0.06 |
| 10949 | 4 | 118/B 3/ 5/ / | 245 EAST SIDE DR | 0113 | 1010 | 1,232 | 69 | 27 | 4/ 1/13 | 130,000 | 138,300 | 1.06 | 0.94 | 0.07 |
| 106540 | 4 | 122/ 3/ 27/ / | 86 HOIT RD | 0111 | 1010 | 2,351 | 1 | 1 | 5/16/13 | 250,000 | 267,000 | 1.07 | 0.94 | 0.08 |
| 11545 | 4 | 122/ 4/ 15/ / | 12 HOIT RD | 0111 | 1010 | 810 | 73 | 19 | 9/17/13 | 127,000 | 136,500 | 1.07 | 0.93 | 0.08 |
| 7732 | 4 | 104/ 2/ 42/ / | 53 CARTER HILL RD | 0108 | 1010 | 3,176 | 32 | 13 | 8/ 9/13 | 250,000 | 269,300 | 1.08 | 0.93 | 0.09 |
| 7724 | 4 | 104/ 2/ 34/ / | 45 CARTER HILL RD | 0108 | 1300 | 2,013 | 2,013 | | 3/18/13 | 60,000 | 64,800 | 1.08 | 0.93 | 0.09 |
| 9727 | 4 | 113/ 1/ 2/ / | 214 PORTSMOUTH ST | 0113 | 1010 | 3,644 | 8 | 4 | 7/18/12 | 335,000 | 365,500 | 1.09 | 0.92 | 0.10 |
| 9635 | 4 | 112/ 2/ 3/ / | 11 OLD DOVER RD | 0111 | 1010 | 2,655 | 163 | 19 | 8/20/13 | 210,000 | 229,300 | 1.09 | 0.92 | 0.10 |
| 1759 | 4 | 30/ 1/ 6/ / | 11 REDWOOD AV | 0102 | 1010 | 1,995 | 73 | 19 | 4/24/13 | 189,000 | 207,200 | 1.10 | 0.91 | 0.11 |
| 12225 | 4 | 1421/P 13/ / / | 44 SHAW ST | 0110 | 1010 | 2,600 | 133 | 27 | 6/14/13 | 179,900 | 199,400 | 1.11 | 0.90 | 0.12 |
| 102476 | 4 | 204/P 74/ / / | 44 ALICE DR | 0109 | 1010 | 2,784 | 9 | 5 | 3/ 6/13 | 226,500 | 253,500 | 1.12 | 0.89 | 0.13 |
| 2292 | 4 | 36/ 2/ 18/ / | 17 FEDERAL ST | 0106 | 1010 | 2,063 | 113 | 37 | 12/20/12 | 134,000 | 152,800 | 1.14 | 0.88 | 0.15 |
| 12303 | 4 | 1412/P 76/ / / | 30 HIGH ST | 0110 | 1010 | 2,457 | 173 | 27 | 4/ 1/13 | 165,000 | 189,200 | 1.15 | 0.87 | 0.16 |
| 100150 | 4 | 105/ 1/ 37/ / | 150 BROAD COVE DR | 0108 | 1010 | 3,997 | 13 | 6 | 7/26/13 | 477,000 | 550,700 | 1.15 | 0.87 | 0.16 |

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| Internal ID | Site Index | MBL# | Location | Land Nbhhd | Use Code | Eff Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-------------|------------|--------------|----------------------|------------|----------|----------|-------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 12149 | 4 | 1421/P 16/// | 20 CROSS ST | 0110 | 1010 | 1,539 | 133 | 27 | 8/19/13 | 125,000 | 152,800 | 1.22 | 0.82 | 0.23 |
| 13356 | 4 | 1442/P 18/// | 71 WASHINGTON ST | 0110 | 1010 | 1,203 | 113 | 37 | 8/6/13 | 60,000 | 91,300 | 1.52 | 0.66 | 0.53 |
| 4565 | 4 | 68/1/12// | 228 N STATE ST | 0106 | 1010 | 1,607 | 118 | 27 | 10/11/12 | 92,000 | 155,700 | 1.69 | 0.59 | 0.70 |
| 6669 | 5 | 99/1/8// | 85 CURRIER RD | 0103 | 1300 | 2,013 | 2,013 | | 5/24/12 | 100,000 | 75,100 | 0.75 | 1.33 | 0.24 |
| 5867 | 5 | 83/3/5// | 6 KEARSARGE ST | 0112 | 1010 | 1,725 | 83 | 27 | 5/24/13 | 204,000 | 173,800 | 0.85 | 1.17 | 0.14 |
| 3412 | 5 | 48/2/5// | 9 ESSEX ST | 0105 | 1010 | 2,209 | 123 | 27 | 3/15/13 | 244,000 | 207,900 | 0.85 | 1.17 | 0.14 |
| 101440 | 5 | 191/P 53/// | 54 MILLSTREAM LN | 0110 | 1010 | 1,555 | 12 | 2 | 7/10/13 | 207,000 | 183,100 | 0.88 | 1.13 | 0.31 |
| 13687 | 5 | 115/3/14// | 11 QUINCY ST | 0114 | 1010 | 1,584 | 16 | 3 | 6/3/13 | 223,000 | 197,700 | 0.89 | 1.13 | 0.10 |
| 4134 | 5 | 60/7/10// | 27-29 BRADLEY ST | 0106 | 1040 | 3,843 | 123 | 27 | 3/11/13 | 250,000 | 223,600 | 0.89 | 1.12 | 0.10 |
| 4805 | 5 | 72/B 1/23// | 3 DAVIS ST | 0107 | 1010 | 1,425 | 73 | 27 | 5/16/13 | 160,000 | 143,500 | 0.90 | 1.11 | 0.09 |
| 5677 | 5 | 77/D 1/14// | 56 SECOND ST | 0107 | 1010 | 2,362 | 20 | 6 | 9/17/12 | 237,500 | 213,100 | 0.90 | 1.11 | 0.09 |
| 9371 | 5 | 111/C 3/4// | 17 WOODCREST HEIGHTS | 0114 | 1010 | 1,281 | 33 | 14 | 4/15/13 | 180,000 | 163,000 | 0.91 | 1.10 | 0.08 |
| 11155 | 5 | 118/H 1/14// | 9 STYLES DR | 0112 | 1010 | 1,808 | 18 | 4 | 7/1/13 | 236,000 | 215,200 | 0.91 | 1.10 | 0.08 |
| 101456 | 5 | 144/P 69/// | 59 MILLSTREAM LN | 0110 | 1010 | 1,951 | 11 | 6 | 4/26/13 | 218,000 | 200,900 | 0.92 | 1.09 | 0.07 |
| 2519 | 5 | 39/6/10// | 24 S FRUIT ST | 0101 | 1010 | 2,144 | 79 | 27 | 6/27/12 | 223,000 | 205,800 | 0.92 | 1.08 | 0.07 |
| 101444 | 5 | 144/P 54/// | 46 MILLSTREAM LN | 0110 | 1010 | 1,570 | 11 | 2 | 10/22/12 | 199,000 | 184,400 | 0.93 | 1.08 | 0.06 |
| 1351 | 5 | 23/1/20// | 23 SPRUCE ST | 0115 | 1010 | 1,258 | 113 | 27 | 10/29/12 | 165,000 | 153,400 | 0.93 | 1.08 | 0.06 |
| 13859 | 5 | 118/H 1/75// | 15 GROTON DR | 0112 | 1010 | 2,227 | 13 | 3 | 7/2/13 | 276,000 | 257,200 | 0.93 | 1.07 | 0.06 |
| 13012 | 5 | 204/P 28/// | 6 CLEMATIS CR | 0109 | 1010 | 1,752 | 27 | 11 | 8/15/12 | 197,000 | 184,600 | 0.94 | 1.07 | 0.05 |
| 13836 | 5 | 118/H 1/59// | 18 BAINBRIDGE DR | 0112 | 1010 | 2,587 | 10 | 5 | 3/1/13 | 289,900 | 273,000 | 0.94 | 1.06 | 0.05 |
| 5758 | 5 | 81/3/11// | 30 PORTSMOUTH ST | 0112 | 1010 | 1,507 | 52 | 21 | 11/28/12 | 170,000 | 160,900 | 0.95 | 1.06 | 0.04 |
| 6171 | 5 | 91/1/22// | 2 SPILLWAY LN | 0103 | 1010 | 2,717 | 24 | 10 | 3/29/13 | 313,000 | 296,700 | 0.95 | 1.05 | 0.04 |
| 6174 | 5 | 91/1/25// | 56 MILLSTONE DR | 0103 | 1010 | 3,055 | 23 | 9 | 2/6/13 | 330,000 | 315,100 | 0.95 | 1.05 | 0.04 |
| 114 | 5 | 2/A 5/9// | 21 HAIG ST | 0115 | 1010 | 1,992 | 43 | 19 | 5/29/12 | 227,500 | 218,300 | 0.96 | 1.04 | 0.03 |
| 159 | 5 | 4/2/5// | 13 WIGGINN ST | 0115 | 1010 | 873 | 63 | 27 | 6/10/13 | 139,000 | 133,400 | 0.96 | 1.04 | 0.03 |
| 3626 | 5 | 52/5/12// | 6 FOREST ST | 0105 | 1010 | 1,982 | 14 | 7 | 10/2/12 | 244,000 | 234,300 | 0.96 | 1.04 | 0.03 |
| 106143 | 5 | 192/P 85/2// | 16 TOWER CR | 0110 | 1010 | 1,962 | 4 | 2 | 8/3/12 | 222,000 | 213,300 | 0.96 | 1.04 | 0.03 |
| 4683 | 5 | 71/B 3/6// | 5 VIEW ST | 0107 | 1010 | 2,183 | 30 | 19 | 7/2/13 | 190,000 | 182,600 | 0.96 | 1.04 | 0.03 |
| 106539 | 5 | 8/3/11// | 12 COTE ST | 0115 | 1300 | 2,013 | 2,013 | | 12/11/12 | 62,000 | 59,600 | 0.96 | 1.04 | 0.03 |
| 5525 | 5 | 77/2/34// | 144 SEWALLS FALLS RD | 0107 | 1014 | 1,491 | 25 | 10 | 8/16/13 | 185,000 | 178,400 | 0.96 | 1.04 | 0.03 |

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|----------|------------|-----------------|----------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 9456 | 5 | 111/C 3/ 89/ / | 47 PINE ACRES RD | 0114 | 1010 | 1,350 | 33 | 14 | 6/ 5/12 | 175,000 | 168,900 | 0.97 | 1.04 | 0.02 |
| 4666 | 5 | 71/B 2/ 9/ / | 8 K ST | 0107 | 1010 | 1,853 | 87 | 27 | 3/11/13 | 170,000 | 164,100 | 0.97 | 1.04 | 0.02 |
| 10831 | 5 | 118/ 1/ 28/ / | 58 SHAWMUT ST | 0112 | 1010 | 2,400 | 27 | 18 | 7/ 2/13 | 244,000 | 235,800 | 0.97 | 1.03 | 0.02 |
| 162 | 5 | 4/ 2/ 8/ / | 7 WIGGIN ST | 0115 | 1010 | 1,712 | 123 | 37 | 6/10/13 | 175,000 | 170,200 | 0.97 | 1.03 | 0.02 |
| 9379 | 5 | 111/C 3/ 12/ / | 33 WOODCREST HEIGHTS | 0114 | 1010 | 1,666 | 34 | 22 | 5/ 1/13 | 177,000 | 172,300 | 0.97 | 1.03 | 0.02 |
| 5117 | 5 | 75/A 1/ 66/ / | 9 WOODBINE AV | 0109 | 1010 | 1,740 | 26 | 11 | 7/19/13 | 186,000 | 182,000 | 0.98 | 1.02 | 0.01 |
| 6872 | 5 | 102/ 1/ 8/ / | 6 LITTLE POND RD | 0103 | 1010 | 1,893 | 74 | 19 | 1/14/13 | 212,500 | 208,500 | 0.98 | 1.02 | 0.01 |
| 13033 | 5 | 204/P 39/ / / | 77 WOODBINE AV | 0109 | 1010 | 1,906 | 27 | 11 | 10/19/12 | 192,000 | 188,500 | 0.98 | 1.02 | 0.01 |
| 11593 | 5 | 122/A 1/ 10/ / | 28 FREEDOM ACRES DR | 0111 | 1010 | 2,208 | 26 | 8 | 6/ 7/13 | 238,000 | 234,300 | 0.98 | 1.02 | 0.01 |
| 13375 | 5 | 1442/P 48/ / / | 16 MILLSTREAM LN | 0110 | 1010 | 2,467 | 26 | 11 | 7/18/12 | 219,000 | 215,600 | 0.98 | 1.02 | 0.01 |
| 5064 | 5 | 75/A 1/ 13/ / | 8 COLUMBINE PL | 0109 | 1010 | 2,110 | 27 | 11 | 5/28/13 | 214,000 | 211,600 | 0.99 | 1.01 | 0.00 |
| 5115 | 5 | 75/A 1/ 64/ / | 5 WOODBINE AV | 0109 | 1010 | 2,002 | 26 | 11 | 7/30/13 | 207,000 | 204,900 | 0.99 | 1.01 | 0.00 |
| 10375 | 5 | 115/ 2/ 24/ / | 7 DOVER ST | 0114 | 1010 | 1,946 | 48 | 20 | 5/ 1/13 | 185,000 | 183,300 | 0.99 | 1.01 | 0.00 |
| 4070 | 5 | 60/ 2/ 7/ / | 8 BRADLEY ST | 0106 | 1010 | 1,739 | 63 | 27 | 12/ 7/12 | 170,000 | 168,800 | 0.99 | 1.01 | 0.00 |
| 6701 | 5 | 99/ 2/ 28/ / | 12 CHESTNUT PASTURE | 0103 | 1010 | 2,896 | 26 | 11 | 4/25/12 | 315,000 | 313,300 | 0.99 | 1.01 | 0.00 |
| 105745 | 5 | 47/ 5/ 15/ / | 69 N SPRING ST U-C | 0268 | 1021 | 1,248 | 98 | 18 | 5/ 1/13 | 215,000 | 214,300 | 1.00 | 1.00 | 0.01 |
| 2483 | 5 | 39/ 1/ 8/ / | 12 REDINGTON RD | 0101 | 1040 | 3,244 | 43 | 26 | 3/18/13 | 230,000 | 229,600 | 1.00 | 1.00 | 0.01 |
| 3342 | 5 | 47/ 5/ 5/ / | 69 N SPRING ST U-A | 0268 | 1021 | 643 | 98 | 18 | 12/20/12 | 128,000 | 127,900 | 1.00 | 1.00 | 0.01 |
| 13876 | 5 | 118/H 1/ 43/ / | 26 GROTON DR | 0112 | 1010 | 2,947 | 12 | 2 | 7/23/12 | 303,000 | 302,800 | 1.00 | 1.00 | 0.01 |
| 5584 | 5 | 77/B 4/ 4/ / | 101 SEWALLS FALLS RD | 0107 | 1010 | 2,186 | 48 | 14 | 4/ 1/13 | 205,000 | 204,900 | 1.00 | 1.00 | 0.01 |
| 5364 | 5 | 76/A 1/ 29/ / | 6 FLUME ST | 0109 | 1010 | 1,721 | 25 | 16 | 4/17/12 | 190,000 | 190,800 | 1.00 | 1.00 | 0.01 |
| 11750 | 5 | 114A/1 1/ 4/ / | 5 PARTIDGE RD | 0114 | 1010 | 2,061 | 51 | 21 | 5/24/12 | 197,500 | 199,000 | 1.01 | 0.99 | 0.02 |
| 105744 | 5 | 47/ 5/ 16/ / | 69 N SPRING ST U-D | 0268 | 1021 | 1,264 | 98 | 18 | 1/11/13 | 214,000 | 216,100 | 1.01 | 0.99 | 0.02 |
| 9122 | 5 | 111/B 3/ 16/ / | 24 CRICKET LN | 0114 | 1010 | 1,590 | 24 | 10 | 5/22/12 | 173,300 | 175,100 | 1.01 | 0.99 | 0.02 |
| 11810 | 5 | 114A/1 5/ 11/ / | 8 CARDINAL RD | 0114 | 1010 | 1,874 | 30 | 19 | 9/12/12 | 193,000 | 195,200 | 1.01 | 0.99 | 0.02 |
| 10711 | 5 | 117/B 1/ 10/ / | 12 DUDLEY DR | 0114 | 1010 | 1,536 | 58 | 24 | 8/28/12 | 175,000 | 177,300 | 1.01 | 0.99 | 0.02 |
| 13017 | 5 | 204/P 30/ / / | 2 CLEMATIS CR | 0109 | 1010 | 2,075 | 28 | 19 | 4/29/13 | 195,000 | 197,600 | 1.01 | 0.99 | 0.02 |
| 13109 | 5 | 204/P 12/ / / | 10 ADONIS CT | 0109 | 1010 | 1,920 | 27 | 11 | 6/28/13 | 204,000 | 206,900 | 1.01 | 0.99 | 0.02 |
| 6170 | 5 | 91/ 1/ 21/ / | 8 SPILLWAY LN | 0103 | 1010 | 2,839 | 24 | 7 | 6/20/13 | 319,000 | 324,700 | 1.02 | 0.98 | 0.03 |
| 102670 | 5 | 110/B 1/ 6/ / | 15 MULBERRY ST | 0114 | 1010 | 1,943 | 9 | 5 | 5/18/12 | 235,000 | 240,100 | 1.02 | 0.98 | 0.03 |
| 9391 | 5 | 111/C 3/ 24/ / | 18 CHESTERFIELD DR | 0114 | 1010 | 1,286 | 34 | 22 | 11/29/12 | 144,000 | 147,600 | 1.02 | 0.98 | 0.03 |

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|-----------|------------|-----------------|---------------------|------------|----------|-------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 4076 | 5 | 60/ 2/ 13/ / | 19 CHURCH ST | 0106 | 1010 | 1,692 | 113 | 27 | 4/19/12 | 170,000 | 174,800 | 1.03 | 0.97 | 0.04 |
| 13057 | 5 | 204/P 4/ / / | 4 SORREL DR | 0109 | 1010 | 1,802 | 32 | 10 | 8/16/13 | 210,000 | 216,300 | 1.03 | 0.97 | 0.04 |
| 6691 | 5 | 99/ 2/ 18/ / | 16 CHESTNUT PASTURE | 0103 | 1010 | 2,748 | 26 | 11 | 4/29/13 | 288,000 | 298,000 | 1.03 | 0.97 | 0.04 |
| 4167 | 5 | 61/ 2/ 5/ / | 58 FRANKLIN ST | 0105 | 1010 | 2,354 | 138 | 27 | 5/25/12 | 205,000 | 212,300 | 1.04 | 0.97 | 0.05 |
| 9062 | 5 | 111/A 2/ 9/ / | 16 GUAY ST | 0114 | 1010 | 2,174 | 51 | 21 | 12/ 4/12 | 187,000 | 194,700 | 1.04 | 0.96 | 0.05 |
| 10602 | 5 | 116/B 5/ 34/ / | 5 THOMAS ST | 0114 | 105R | 5,030 | 143 | 27 | 3/18/13 | 295,000 | 308,800 | 1.05 | 0.96 | 0.06 |
| 3919 | 5 | 55/ 1/ 9/ / | 74 N STATE ST | 0106 | 1040 | 2,064 | 123 | 27 | 8/ 2/12 | 146,000 | 153,300 | 1.05 | 0.95 | 0.06 |
| 3966 | 5 | 55/ 4/ 12/ / | 9 FRANKLIN ST | 0106 | 1040 | 4,171 | 133 | 27 | 4/ 4/12 | 230,000 | 242,000 | 1.05 | 0.95 | 0.06 |
| 5132 | 5 | 75/A 1/ 81/ / | 10 OXALIS WY | 0109 | 1010 | 2,161 | 26 | 17 | 3/12/13 | 190,000 | 200,400 | 1.05 | 0.95 | 0.06 |
| 13029 | 5 | 204/P 38/ / / | 75 WOODBINE AV | 0109 | 1010 | 2,050 | 27 | 11 | 5/ 7/13 | 202,500 | 213,900 | 1.06 | 0.95 | 0.07 |
| 5152 | 5 | 75/A 1/ 101/ / | 2 ELDERBERRY PL | 0109 | 1010 | 1,544 | 26 | 11 | 12/20/12 | 170,000 | 180,100 | 1.06 | 0.94 | 0.07 |
| 5792 | 5 | 82/ 1/ 1/ / | 40 CEMETERY ST | 0112 | 1010 | 3,007 | 18 | 4 | 10/19/12 | 275,000 | 292,700 | 1.06 | 0.94 | 0.07 |
| 166 | 5 | 4/ 2/ 12/ / | 10 JOFFRE ST | 0115 | 1010 | 1,227 | 63 | 27 | 9/ 5/12 | 140,000 | 149,100 | 1.06 | 0.94 | 0.07 |
| 2520 | 5 | 39/ 6/ 11/ / | 36 S FRUIT ST | 0101 | 1010 | 2,334 | 12 | 2 | 5/ 8/13 | 240,000 | 256,200 | 1.07 | 0.94 | 0.08 |
| 2701 | 5 | 41/ 1/ 18/ / | 120 PLEASANT ST | 0104 | 1090 | 3,305 | 133 | 27 | 10/19/12 | 311,000 | 332,000 | 1.07 | 0.94 | 0.08 |
| 13673 | 5 | 118/H 1/ 27/ / | 22 STYLES DR | 0112 | 1010 | 2,717 | 16 | 3 | 5/18/12 | 249,000 | 268,900 | 1.08 | 0.93 | 0.09 |
| 11795 | 5 | 114A/1 4/ 12/ / | 2 ROBIN RD | 0114 | 1010 | 2,253 | 39 | 12 | 8/13/12 | 213,000 | 232,100 | 1.09 | 0.92 | 0.10 |
| 13105 | 5 | 203/P 4/ / / | 16 WILDFLOWER DR | 0109 | 1010 | 1,425 | 27 | 18 | 4/ 3/12 | 147,500 | 163,900 | 1.11 | 0.90 | 0.12 |
| 106219 | 6 | 121/B 2/ 27/ / | 225 MOUNTAIN RD | 0112 | 1300 | | | 2,013 | 1/25/13 | 125,000 | 99,300 | 0.79 | 1.26 | 0.19 |
| 6834 | 6 | 101/ 1/ 16/ / | 7 COLUMBUS AV | 0104 | 1010 | 2,626 | 123 | 19 | 6/10/13 | 282,000 | 237,300 | 0.84 | 1.19 | 0.14 |
| 3436 | 6 | 48/ 3/ 14/ / | 91-93 WASHINGTON ST | 0105 | 1040 | 1,909 | 133 | 27 | 7/ 1/13 | 179,000 | 153,500 | 0.86 | 1.17 | 0.12 |
| 5779 | 6 | 81/ 4/ 18/ / | 6 PUTNEY AV | 0113 | 1010 | 1,487 | 60 | 17 | 11/ 9/12 | 205,000 | 177,200 | 0.86 | 1.16 | 0.12 |
| 455 | 6 | 8/ 8/ 1/ / | 120 BROADWAY | 0115 | 1040 | 2,991 | 113 | 27 | 7/ 1/13 | 240,000 | 209,900 | 0.87 | 1.14 | 0.11 |
| 1252 | 6 | 22/ 1/ 3/ / | 8 KIMBALL ST | 0101 | 1010 | 2,296 | 116 | 27 | 9/ 4/12 | 230,000 | 207,200 | 0.90 | 1.11 | 0.08 |
| 128 | 6 | 3/ 2/ 2/ / | 145 BROADWAY | 0115 | 1010 | 1,641 | 48 | 20 | 9/11/12 | 215,000 | 194,200 | 0.90 | 1.11 | 0.08 |
| 5924 | 6 | 84/A 1/ 5/ / | 278 SOUTH ST | 0101 | 1010 | 2,074 | 54 | 22 | 9/ 6/13 | 240,000 | 217,400 | 0.91 | 1.10 | 0.07 |
| 744 | 6 | 10/C 1/ 11/ / | 23 CONANT DR | 0101 | 1010 | 1,534 | 58 | 24 | 10/30/12 | 199,900 | 181,900 | 0.91 | 1.10 | 0.07 |
| 11132 | 6 | 118/G 1/ 14/ / | 37 N CURTISVILLE RD | 0113 | 1010 | 1,962 | 22 | 8 | 7/17/12 | 264,000 | 241,000 | 0.91 | 1.10 | 0.07 |
| 6849 | 6 | 101/ 2/ 6/ / | 6 COLUMBUS AV | 0104 | 1010 | 2,624 | 57 | 24 | 6/25/12 | 300,000 | 274,900 | 0.92 | 1.09 | 0.06 |
| 6237 | 6 | 94/ 1/ 1/ / | 289 PLEASANT ST | 0103 | 1010 | 2,089 | 123 | 19 | 12/11/12 | 295,000 | 272,600 | 0.92 | 1.08 | 0.06 |

*Parcel Detail by Site Index
CONCORD, NH*

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| Internal ID | Site Index | MBLU | Location | Land Nbrhd | Use Code | Area | Age | Eff Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-------------|------------|----------------|---------------------|------------|----------|-------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 100771 | 6 | 114/1 2/ 57/ / | 10 DOMINIQUE DR | 0113 | 1010 | 2,028 | 12 | 2 | 6/14/13 | 245,000 | 227,800 | 0.93 | 1.08 | 0.05 |
| 5973 | 6 | 85/ 1/ 6/ / | 7 IRON WORKS RD | 0101 | 1010 | 1,347 | 87 | 27 | 7/29/13 | 195,000 | 181,400 | 0.93 | 1.07 | 0.05 |
| 11562 | 6 | 122/ 5/ 14/ / | 4 BROOKWOOD DR | 0111 | 1010 | 2,170 | 32 | 13 | 8/20/12 | 235,000 | 218,800 | 0.93 | 1.07 | 0.05 |
| 10908 | 6 | 118/A 1/ 16/ / | 66 MOUNTAIN RD | 0112 | 1010 | 1,711 | 21 | 7 | 9/3/13 | 212,000 | 199,100 | 0.94 | 1.06 | 0.04 |
| 11342 | 6 | 121/B 2/ 17/ / | 195 MOUNTAIN RD | 0112 | 1010 | 2,142 | 16 | 3 | 6/24/13 | 288,000 | 274,100 | 0.95 | 1.05 | 0.03 |
| 698 | 6 | 10/B 1/ 12/ / | 21 SPRNGFIELD ST | 0101 | 1010 | 1,894 | 55 | 16 | 5/21/13 | 233,000 | 223,100 | 0.96 | 1.04 | 0.02 |
| 1414 | 6 | 23/ 4/ 15/ / | 17 DUNKLEE ST | 0115 | 1010 | 2,261 | 63 | 19 | 6/28/12 | 250,000 | 239,700 | 0.96 | 1.04 | 0.02 |
| 9835 | 6 | 114/B 1/ 36/ / | 30 PELHAM LN | 0113 | 1010 | 1,977 | 35 | 14 | 10/3/12 | 232,500 | 224,400 | 0.97 | 1.04 | 0.01 |
| 717 | 6 | 10/B 3/ 8/ / | 22 SPRNGFIELD ST | 0101 | 1010 | 1,939 | 52 | 15 | 10/12/12 | 227,000 | 219,100 | 0.97 | 1.04 | 0.01 |
| 136 | 6 | 3/ 2/ 12/ / | 3 WILFRED AV | 0115 | 1010 | 1,655 | 63 | 19 | 7/5/12 | 201,000 | 194,100 | 0.97 | 1.04 | 0.01 |
| 1283 | 6 | 22/ 4/ 9/ / | 10 DUNKLEE ST | 0115 | 1010 | 1,616 | 113 | 27 | 8/20/12 | 194,000 | 187,400 | 0.97 | 1.04 | 0.01 |
| 5866 | 6 | 83/ 3/ 4/ / | 4 KEARSARGE ST | 0112 | 1010 | 2,001 | 74 | 19 | 5/30/13 | 219,000 | 211,800 | 0.97 | 1.03 | 0.01 |
| 100973 | 6 | 118/1 1/ 4/ / | 40 OSCAR BLVD | 0112 | 1010 | 2,940 | 11 | 6 | 1/28/13 | 295,000 | 285,500 | 0.97 | 1.03 | 0.01 |
| 2 | 6 | 1/ 1/ 2/ / | 319 SOUTH ST | 0101 | 1010 | 1,681 | 61 | 25 | 9/4/12 | 192,000 | 186,000 | 0.97 | 1.03 | 0.01 |
| 100956 | 6 | 118/1 1/ 22/ / | 8 MAX LN | 0112 | 1010 | 2,378 | 11 | 2 | 3/11/13 | 295,000 | 285,900 | 0.97 | 1.03 | 0.01 |
| 3441 | 6 | 48/ 3/ 19/ / | 81 WASHINGTON ST | 0105 | 1010 | 2,000 | 123 | 37 | 6/7/13 | 198,300 | 192,400 | 0.97 | 1.03 | 0.01 |
| 100789 | 6 | 114/1 2/ 75/ / | 52 DOMINIQUE DR | 0113 | 1010 | 1,857 | 12 | 2 | 8/1/13 | 234,000 | 227,200 | 0.97 | 1.03 | 0.01 |
| 2611 | 6 | 39/C 1/ 17/ / | 1 PLEASANT VIEW AV | 0104 | 1010 | 1,313 | 73 | 27 | 5/6/13 | 197,000 | 191,300 | 0.97 | 1.03 | 0.01 |
| 720 | 6 | 10/B 3/ 11/ / | 23 NORWICH ST | 0101 | 1010 | 1,988 | 53 | 16 | 5/31/12 | 225,000 | 219,700 | 0.98 | 1.02 | 0.00 |
| 2002 | 6 | 32/ 6/ 13/ / | 22 S SPRING ST | 0102 | 1010 | 3,891 | 133 | 19 | 6/7/13 | 358,000 | 350,300 | 0.98 | 1.02 | 0.00 |
| 9838 | 6 | 114/B 1/ 39/ / | 20 PELHAM LN | 0113 | 1010 | 2,440 | 35 | 14 | 7/23/13 | 249,000 | 244,200 | 0.98 | 1.02 | 0.00 |
| 14 | 6 | 1/ 1/ 14/ / | 289 SOUTH ST | 0101 | 1010 | 3,196 | 46 | 19 | 11/17/12 | 329,000 | 323,100 | 0.98 | 1.02 | 0.00 |
| 485 | 6 | 9/A 1/ 1/ / | 211 SOUTH ST | 0101 | 1010 | 1,193 | 76 | 27 | 9/14/12 | 174,000 | 170,900 | 0.98 | 1.02 | 0.00 |
| 1130 | 6 | 19/ 5/ 9/ / | 50 BROADWAY | 0101 | 1010 | 1,912 | 123 | 27 | 7/26/13 | 210,000 | 206,400 | 0.98 | 1.02 | 0.00 |
| 3436 | 6 | 48/ 3/ 14/ / | 91-93 WASHINGTON ST | 0105 | 1040 | 1,909 | 133 | 27 | 6/12/12 | 156,000 | 153,500 | 0.98 | 1.02 | 0.00 |
| 100782 | 6 | 114/1 2/ 68/ / | 8 DEVINNE DR | 0113 | 1010 | 2,044 | 12 | 6 | 2/25/13 | 240,000 | 236,600 | 0.99 | 1.01 | 0.01 |
| 714 | 6 | 10/B 3/ 5/ / | 16 SPRNGFIELD ST | 0101 | 1010 | 1,961 | 47 | 14 | 11/5/12 | 222,000 | 219,000 | 0.99 | 1.01 | 0.01 |
| 10063 | 6 | 114/1 2/ 5/ / | 18 PROFILE AV | 0113 | 1010 | 2,731 | 12 | 6 | 10/1/12 | 275,500 | 271,800 | 0.99 | 1.01 | 0.01 |
| 11499 | 6 | 122/ 2/ 33/ / | 11 FARMWOOD RD | 0111 | 1010 | 2,459 | 19 | 5 | 4/19/13 | 262,000 | 259,300 | 0.99 | 1.01 | 0.01 |
| 125 | 6 | 3/ 1/ 4/ / | 1 ROCKINGHAM ST | 0115 | 1010 | 1,772 | 60 | 25 | 6/26/12 | 175,000 | 173,300 | 0.99 | 1.01 | 0.01 |
| 80 | 6 | 2/A 3/ 9/ / | 17 FELLOWS ST | 0115 | 1010 | 1,300 | 52 | 21 | 5/15/12 | 165,000 | 163,900 | 0.99 | 1.01 | 0.01 |

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| Internal ID | Site Index | MBLU | Location | Land Nbrhd | Use Code | Area | Age | Age | Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|-------------|------------|--------------|--------------------|------------|----------|-------|-------|--------|--------|-----------|------------|-----------------|-----------|-----------|----------|
| 11 | 6 | 1/1/11// | 4 NEW MEADOW RD | 0101 | 1010 | 2,650 | 41 | 17 | 17 | 5/25/12 | 258,000 | 256,900 | 1.00 | 1.00 | 0.02 |
| 1149 | 6 | 20/1/1// | 19 CYPRESS ST | 0101 | 1010 | 2,032 | 52 | 31 | 31 | 4/30/13 | 198,000 | 197,200 | 1.00 | 1.00 | 0.02 |
| 100960 | 6 | 118/1/17// | 45 OSCAR BLVD | 0112 | 1010 | 3,390 | 11 | 2 | 2 | 7/2/12 | 351,200 | 351,400 | 1.00 | 1.00 | 0.02 |
| 1133 | 6 | 19/5/12// | 84 PILLSBURY ST | 0101 | 1010 | 2,059 | 113 | 19 | 19 | 6/17/13 | 239,000 | 239,900 | 1.00 | 1.00 | 0.02 |
| 9833 | 6 | 114/B 1/34// | 3 LADYBUG LN | 0113 | 1010 | 1,664 | 35 | 14 | 14 | 4/2/12 | 184,000 | 184,700 | 1.00 | 1.00 | 0.02 |
| 100341 | 6 | 1/1/38// | 11 GABBY LN | 0101 | 1010 | 2,590 | 13 | 6 | 6 | 7/1/13 | 300,000 | 301,200 | 1.00 | 1.00 | 0.02 |
| 100952 | 6 | 118/1/26// | 17 MAX LN | 0112 | 1010 | 2,648 | 12 | 6 | 6 | 7/23/12 | 295,000 | 297,900 | 1.01 | 0.99 | 0.03 |
| 5787 | 6 | 81/5/1// | 7 PUTNEY AV | 0113 | 1010 | 2,056 | 58 | 24 | 24 | 8/29/12 | 205,000 | 207,800 | 1.01 | 0.99 | 0.03 |
| 100603 | 6 | 114/12/47// | 47 HAMPTON ST | 0113 | 1010 | 2,373 | 12 | 6 | 6 | 6/17/13 | 265,000 | 268,700 | 1.01 | 0.99 | 0.03 |
| 5777 | 6 | 81/4/16// | 2 PUTNEY AV | 0113 | 1010 | 2,667 | 66 | 19 | 19 | 7/9/12 | 255,000 | 258,700 | 1.01 | 0.99 | 0.03 |
| 859 | 6 | 12/2/3// | 119 BROADWAY | 0115 | 1010 | 1,737 | 80 | 37 | 37 | 10/30/12 | 145,000 | 147,500 | 1.02 | 0.98 | 0.04 |
| 11305 | 6 | 121/A 1/2// | 127 MOUNTAIN RD | 0112 | 1010 | 4,279 | 63 | 27 | 27 | 7/3/13 | 375,000 | 381,900 | 1.02 | 0.98 | 0.04 |
| 10915 | 6 | 118/A 2/8// | 2 TOW PATH LN | 0112 | 1010 | 2,392 | 34 | 14 | 14 | 4/22/13 | 213,000 | 217,000 | 1.02 | 0.98 | 0.04 |
| 1021 | 6 | 17/2/19// | 81 BROADWAY | 0115 | 1010 | 1,660 | 103 | 27 | 27 | 7/13/12 | 180,000 | 183,800 | 1.02 | 0.98 | 0.04 |
| 100951 | 6 | 118/E 1/27// | 13 MAX LN | 0112 | 1010 | 2,656 | 12 | 6 | 6 | 8/28/12 | 288,000 | 296,300 | 1.03 | 0.97 | 0.05 |
| 5719 | 6 | 80/2/8// | 49 W PORTSMOUTH ST | 0112 | 1090 | 1,711 | 50 | 29 | 29 | 5/31/13 | 220,000 | 226,900 | 1.03 | 0.97 | 0.05 |
| 11341 | 6 | 121/B 2/15// | 191 MOUNTAIN RD | 0112 | 1010 | 4,704 | 10 | 5 | 5 | 4/9/12 | 490,000 | 506,300 | 1.03 | 0.97 | 0.05 |
| 11056 | 6 | 118/F 1/43// | 17 EDWARD DR | 0111 | 1010 | 2,444 | 20 | 6 | 6 | 10/26/12 | 250,000 | 259,700 | 1.04 | 0.96 | 0.06 |
| 5967 | 6 | 84/A 5/8// | 264 SOUTH ST | 0101 | 1010 | 3,972 | 93 | 27 | 27 | 8/27/12 | 335,000 | 348,100 | 1.04 | 0.96 | 0.06 |
| 9822 | 6 | 114/B 1/23// | 10 PELHAM LN | 0113 | 1010 | 1,518 | 35 | 14 | 14 | 5/25/12 | 177,000 | 184,800 | 1.04 | 0.96 | 0.06 |
| 483 | 6 | 9/2/7// | 167 SOUTH ST | 0101 | 1010 | 1,346 | 123 | 37 | 37 | 10/31/12 | 161,000 | 168,400 | 1.05 | 0.96 | 0.07 |
| 40 | 6 | 2/1/1// | 285 SOUTH ST | 0101 | 1010 | 1,446 | 67 | 27 | 27 | 7/13/12 | 165,000 | 172,900 | 1.05 | 0.95 | 0.07 |
| 573 | 6 | 9/B 1/7// | 96 ROCKINGHAM ST | 0101 | 1010 | 1,277 | 93 | 27 | 27 | 7/30/12 | 165,000 | 173,600 | 1.05 | 0.95 | 0.07 |
| 513 | 6 | 9/A 3/7// | 205 SOUTH ST | 0101 | 1010 | 2,059 | 66 | 27 | 27 | 10/30/12 | 203,400 | 221,500 | 1.09 | 0.92 | 0.11 |
| 5983 | 6 | 85/1/16// | 39 IRON WORKS RD | 0101 | 1010 | 3,024 | 73 | 19 | 19 | 3/13/13 | 256,000 | 289,600 | 1.13 | 0.88 | 0.15 |
| 1372 | 6 | 23/2/16// | 30 ALLISON ST | 0115 | 1010 | 1,651 | 163 | 46 | 46 | 9/30/13 | 110,000 | 143,100 | 1.30 | 0.77 | 0.32 |
| 6445 | 7 | 96/2/8// | 1 SAMUEL DR | 0104 | 1300 | 2,013 | 2,013 | 8/6/13 | 8/6/13 | 110,000 | 87,900 | 0.80 | 1.25 | 0.19 | |
| 5950 | 7 | 84/A 3/9// | 25 MEADOW ST | 0101 | 1010 | 2,358 | 43 | 13 | 13 | 8/1/12 | 315,000 | 284,400 | 0.90 | 1.11 | 0.09 |
| 2772 | 7 | 42/1/5// | 24 PINE ST | 0104 | 1010 | 2,088 | 64 | 19 | 19 | 6/15/12 | 275,000 | 250,800 | 0.91 | 1.10 | 0.08 |
| 508 | 7 | 9/A 3/1// | 18 BROOKSIDE DR | 0101 | 1010 | 1,742 | 59 | 24 | 24 | 7/19/13 | 218,000 | 203,800 | 0.93 | 1.07 | 0.06 |

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|-----------|------------|----------------|---------------------|------------|----------|-------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 636 | 7 | 9/C 2/ 14/ / | 4 LEDGE CR | 0101 | 1010 | 2,753 | 42 | 13 | 8/ 2/13 | 348,000 | 327,800 | 0.94 | 1.06 | 0.05 |
| 1093 | 7 | 19/ 2/ 9/ / | 20 GILMORE ST | 0101 | 1010 | 2,296 | 103 | 27 | 5/21/13 | 251,000 | 240,900 | 0.96 | 1.04 | 0.03 |
| 102310 | 7 | 122/B 1/ 21/ / | 11 HAYWARD BROOK DR | 0111 | 1010 | 2,962 | 10 | 2 | 7/ 1/13 | 378,000 | 364,900 | 0.97 | 1.04 | 0.02 |
| 771 | 7 | 10/C 2/ 13/ / | 5 MIDDLEBURY ST | 0101 | 1010 | 2,984 | 39 | 16 | 4/30/12 | 325,000 | 315,000 | 0.97 | 1.03 | 0.02 |
| 3462 | 7 | 49/ 1/ 3/ / | 103 CENTRE ST | 0104 | 1010 | 2,120 | 103 | 19 | 9/18/12 | 280,000 | 274,600 | 0.98 | 1.02 | 0.01 |
| 102303 | 7 | 122/B 1/ 14/ / | 28 HAYWARD BROOK DR | 0111 | 1010 | 2,344 | 10 | 5 | 1/14/13 | 310,000 | 305,400 | 0.99 | 1.02 | 0.00 |
| 104878 | 7 | 96/ 2/ 96/ / | 31 SAMUEL DR | 0104 | 1010 | 3,241 | 4 | 2 | 5/23/12 | 439,000 | 432,700 | 0.99 | 1.01 | 0.00 |
| 104875 | 7 | 96/ 2/ 99/ / | 30 SAMUEL DR | 0104 | 1010 | 3,187 | 4 | 2 | 3/ 8/13 | 428,000 | 422,500 | 0.99 | 1.01 | 0.00 |
| 100060 | 7 | 98/ 2/ 44/ / | 3 APPALOOSA RN | 0103 | 1010 | 3,170 | 9 | 5 | 5/18/12 | 400,000 | 395,100 | 0.99 | 1.01 | 0.00 |
| 102313 | 7 | 122/B 1/ 24/ / | 53 HAYWARD BROOK DR | 0111 | 1010 | 2,334 | 9 | 2 | 8/15/12 | 307,000 | 303,600 | 0.99 | 1.01 | 0.00 |
| 2657 | 7 | 40/ 1/ 12/ / | 8 WOODMAN ST | 0104 | 1010 | 1,646 | 123 | 27 | 6/24/13 | 196,300 | 195,300 | 0.99 | 1.01 | 0.00 |
| 5958 | 7 | 84/A 4/ 8/ / | 5 MIDLAND ST | 0101 | 1010 | 2,260 | 53 | 22 | 10/ 1/12 | 240,000 | 239,600 | 1.00 | 1.00 | 0.01 |
| 100064 | 7 | 98/ 2/ 48/ / | 10 SHENANDOAH DR | 0103 | 1010 | 3,952 | 8 | 4 | 12/ 6/12 | 538,000 | 540,300 | 1.00 | 1.00 | 0.01 |
| 102302 | 7 | 122/B 1/ 13/ / | 22 HAYWARD BROOK DR | 0111 | 1010 | 2,341 | 10 | 5 | 5/23/12 | 300,000 | 301,700 | 1.01 | 0.99 | 0.02 |
| 2821 | 7 | 42/ 6/ 4/ / | 19 MERRIMACK ST | 0104 | 1010 | 3,878 | 178 | 19 | 7/ 9/12 | 370,000 | 374,300 | 1.01 | 0.99 | 0.02 |
| 671 | 7 | 10/A 2/ 14/ / | 20 RUNDLETT ST | 0101 | 1010 | 1,182 | 58 | 34 | 5/ 3/12 | 163,000 | 165,700 | 1.02 | 0.98 | 0.03 |
| 506 | 7 | 9/A 2/ 10/ / | 2 SUNSET AV | 0101 | 1010 | 1,429 | 68 | 19 | 7/ 6/12 | 186,200 | 189,400 | 1.02 | 0.98 | 0.03 |
| 6457 | 7 | 96/ 2/ 21/ / | 14 POND PLACE LN | 0104 | 1010 | 2,784 | 28 | 9 | 4/ 1/13 | 295,000 | 308,200 | 1.04 | 0.96 | 0.05 |
| 100068 | 7 | 98/ 2/ 52/ / | 1 PALOMINO CT | 0103 | 1010 | 4,182 | 10 | 5 | 9/24/12 | 510,000 | 535,100 | 1.05 | 0.95 | 0.06 |
| 2843 | 7 | 43/ 3/ 5/ / | 43 RUMFORD ST | 0104 | 1010 | 3,775 | 113 | 19 | 6/ 6/13 | 400,000 | 422,100 | 1.06 | 0.95 | 0.07 |
| 2765 | 7 | 41/ 7/ 16/ / | 97 WARREN ST | 0104 | 1040 | 4,130 | 113 | 27 | 7/24/12 | 250,000 | 264,300 | 1.06 | 0.95 | 0.07 |
| 5929 | 7 | 84/A 1/ 10/ / | 7 MOORELAND AV | 0101 | 1010 | 1,761 | 61 | 25 | 6/14/13 | 190,000 | 205,300 | 1.08 | 0.93 | 0.09 |
| 2655 | 7 | 40/ 1/ 10/ / | 4 WOODMAN ST | 0104 | 1010 | 1,949 | 113 | 27 | 8/ 6/12 | 165,000 | 180,300 | 1.09 | 0.92 | 0.10 |
| 6471 | 8 | 96/ 2/ 35/ / | 14 DWINELL DR | 0104 | 1010 | 3,490 | 26 | 8 | 8/22/12 | 440,000 | 413,200 | 0.94 | 1.06 | 0.05 |
| 867 | 8 | 12/ 2/ 11/ / | 54 DUNKLEE ST | 0115 | 1010 | 1,268 | 58 | 17 | 5/28/13 | 200,000 | 189,100 | 0.95 | 1.06 | 0.04 |
| 6515 | 8 | 96/ 2/ 79/ / | 30 DWINELL DR | 0104 | 1010 | 4,260 | 23 | 7 | 2/ 7/13 | 460,000 | 435,400 | 0.95 | 1.06 | 0.04 |
| 5597 | 8 | 77/B 4/ 17/ / | 59 PETERSON CR | 0107 | 1010 | 2,361 | 26 | 11 | 10/ 3/12 | 259,000 | 247,700 | 0.96 | 1.05 | 0.03 |
| 851 | 8 | 12/ 1/ 12/ / | 15 MCKINLEY ST | 0115 | 1010 | 2,139 | 123 | 19 | 7/ 3/13 | 275,000 | 264,000 | 0.96 | 1.04 | 0.03 |
| 5643 | 8 | 77/B 4/ 63/ / | 18 GALLEN DR | 0107 | 1010 | 1,547 | 23 | 9 | 9/10/12 | 204,000 | 198,000 | 0.97 | 1.03 | 0.02 |
| 6508 | 8 | 96/ 2/ 72/ / | 40 DWINELL DR | 0104 | 1010 | 3,375 | 20 | 6 | 5/30/12 | 427,000 | 416,600 | 0.98 | 1.02 | 0.01 |

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|-----------|------------|---------------|-------------------|------------|----------|-------|-------|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 402 | 8 | 8/6/1/1 | 57 BOW ST | 0115 | 1010 | 1,490 | 68 | 27 | 7/3/12 | 185,000 | 181,200 | 0.98 | 1.02 | 0.01 |
| 429 | 8 | 8/7/1/1 | 44 WOOD AV | 0115 | 1010 | 1,910 | 63 | 37 | 4/18/13 | 201,500 | 197,800 | 0.98 | 1.02 | 0.01 |
| 5658 | 8 | 77/B 4/ 77/1 | 22 PETERSON CR | 0107 | 1010 | 2,314 | 23 | 9 | 4/2/12 | 230,000 | 226,000 | 0.98 | 1.02 | 0.01 |
| 2576 | 8 | 39/B 1/ 11/1 | 15 KENNINGTON RD | 0104 | 1010 | 3,497 | 83 | 19 | 10/16/12 | 400,000 | 393,300 | 0.98 | 1.02 | 0.01 |
| 104437 | 8 | 2/1/19/1 | 18 GOLDENROD LN | 0101 | 1010 | 2,377 | 8 | 4 | 6/28/13 | 322,600 | 317,400 | 0.98 | 1.02 | 0.01 |
| 5630 | 8 | 77/B 4/ 50/1 | 24 GALLEN DR | 0107 | 1010 | 2,665 | 23 | 7 | 6/1/12 | 266,000 | 262,100 | 0.99 | 1.01 | 0.00 |
| 5624 | 8 | 77/B 4/ 44/1 | 7 GALLEN DR | 0107 | 1010 | 2,204 | 23 | 9 | 6/26/12 | 239,900 | 238,400 | 0.99 | 1.01 | 0.00 |
| 468 | 8 | 9/1/1/1 | 10 BOW ST | 0115 | 1010 | 2,300 | 61 | 35 | 7/29/13 | 212,000 | 211,000 | 1.00 | 1.00 | 0.01 |
| 420 | 8 | 8/6/21/1 | 12 HOPE AV | 0115 | 1010 | 1,445 | 68 | 19 | 7/16/12 | 196,000 | 196,300 | 1.00 | 1.00 | 0.01 |
| 447 | 8 | 8/7/24/1 | 10 WOOD AV | 0115 | 1010 | 1,903 | 103 | 27 | 6/28/12 | 249,000 | 250,400 | 1.01 | 0.99 | 0.02 |
| 5606 | 8 | 77/B 4/ 26/1 | 37 PETERSON CR | 0107 | 1010 | 2,489 | 25 | 10 | 5/30/12 | 237,500 | 239,100 | 1.01 | 0.99 | 0.02 |
| 1096 | 8 | 19/2/12/1 | 30 CARTER ST | 0101 | 1010 | 1,539 | 113 | 27 | 8/20/12 | 215,000 | 216,600 | 1.01 | 0.99 | 0.02 |
| 102126 | 8 | 100/2/50/1 | 22 THACKERAY RD | 0103 | 1010 | 3,972 | 8 | 4 | 5/29/13 | 485,000 | 499,100 | 1.03 | 0.97 | 0.04 |
| 6509 | 8 | 96/2/73/1 | 32 DWINELL DR | 0104 | 1010 | 4,699 | 20 | 6 | 9/5/12 | 530,000 | 554,200 | 1.05 | 0.96 | 0.06 |
| 102106 | 8 | 100/2/36/1 | 25 EMERSON RD | 0103 | 1010 | 3,994 | 9 | 5 | 6/21/13 | 455,000 | 476,000 | 1.05 | 0.96 | 0.06 |
| 997 | 8 | 17/1/18/1 | 22 HOLLY ST | 0115 | 1010 | 1,573 | 56 | 23 | 12/26/12 | 176,000 | 189,900 | 1.08 | 0.93 | 0.09 |
| 4928 | 8 | 73/A 3/ 8/1 | 3 GALLEN DR | 0107 | 1010 | 2,890 | 16 | 8 | 12/11/12 | 240,000 | 261,400 | 1.09 | 0.92 | 0.10 |
| 893 | 8 | 12/4/15/1 | 31 HOLLY ST | 0115 | 1010 | 1,109 | 83 | 37 | 9/30/13 | 85,000 | 161,900 | 1.90 | 0.53 | 0.91 |
| 11418 | 9 | 121/B 3/ 62/1 | 34 FOXGROSS CR | 0112 | 1300 | 2,013 | 2,013 | 2/28/13 | 180,000 | 136,300 | 0.76 | 1.32 | 0.23 | |
| 3556 | 9 | 51/2/6/1 | 33 RIDGE RD | 0104 | 1010 | 2,445 | 89 | 19 | 4/4/13 | 371,000 | 334,200 | 0.90 | 1.11 | 0.09 |
| 3550 | 9 | 51/1/18/1 | 25 AUBURN ST | 0104 | 1010 | 4,322 | 133 | 19 | 6/29/12 | 540,000 | 515,700 | 0.95 | 1.05 | 0.04 |
| 2543 | 9 | 39/A 4/ 2/1 | 20 THAYER POND RD | 0104 | 1010 | 1,957 | 69 | 19 | 11/14/12 | 295,500 | 286,200 | 0.97 | 1.03 | 0.02 |
| 3601 | 9 | 52/3/11/1 | 28 AUBURN ST | 0104 | 1010 | 3,001 | 113 | 19 | 7/31/13 | 390,000 | 379,400 | 0.97 | 1.03 | 0.02 |
| 3610 | 9 | 52/4/6/1 | 34 AUBURN ST | 0104 | 1010 | 2,685 | 92 | 19 | 6/21/13 | 397,500 | 388,200 | 0.98 | 1.02 | 0.01 |
| 11416 | 9 | 121/B 3/ 60/1 | 30 FOXGROSS CR | 0112 | 1010 | 3,677 | 14 | 3 | 3/29/13 | 419,900 | 412,200 | 0.98 | 1.02 | 0.01 |
| 6442 | 9 | 96/2/5/1 | 51 RIDGE RD | 0104 | 1010 | 1,872 | 53 | 16 | 4/24/12 | 279,000 | 275,700 | 0.99 | 1.01 | 0.00 |
| 11426 | 9 | 121/B 3/ 70/1 | 31 FOXGROSS CR | 0112 | 1010 | 3,818 | 20 | 6 | 7/15/13 | 430,000 | 426,400 | 0.99 | 1.01 | 0.00 |
| 3515 | 9 | 50/4/7/1 | 5 AUBURN ST | 0104 | 1010 | 4,375 | 103 | 27 | 3/25/13 | 575,000 | 576,600 | 1.00 | 1.00 | 0.01 |
| 11396 | 9 | 121/B 3/ 41/1 | 6 OAKMONT DR | 0112 | 1010 | 3,277 | 14 | 7 | 9/21/12 | 396,000 | 400,100 | 1.01 | 0.99 | 0.02 |
| 3471 | 9 | 49/2/1/1 | 2 AUBURN ST | 0104 | 1010 | 4,466 | 105 | 19 | 6/26/12 | 510,000 | 517,100 | 1.01 | 0.99 | 0.02 |

**Parcel Detail by Site Index
CONCORD, NH**

10/23/2013

| Intnl ID | Site Index | MBLU | Location | Land Nbhhd | Use Code | Eff Area | Age | ETR Age | Sale Date | Sale Price | Appraised Value | A/S Ratio | S/A Ratio | Abs Disp |
|----------|------------|-----------------|-------------------|------------|----------|----------|-----|---------|-----------|------------|-----------------|-----------|-----------|----------|
| 101429 | 9 | 100/ 1/ 3/ / | 8 COVENTRY RD | 0103 | 1010 | 3,547 | 9 | 5 | 2/ 6/ 13 | 530,000 | 547,300 | 1.03 | 0.97 | 0.04 |
| 11432 | 9 | 121/ B 3/ 76/ / | 66 OAKMONT DR | 0112 | 1010 | 3,493 | 14 | 7 | 5/ 30/ 13 | 415,000 | 429,800 | 1.04 | 0.97 | 0.05 |
| 11409 | 9 | 121/ B 3/ 54/ / | 14 FOXCROSS CR | 0112 | 1010 | 2,924 | 22 | 13 | 1/ 25/ 13 | 335,000 | 351,200 | 1.05 | 0.95 | 0.06 |
| 2540 | 9 | 39/ A 3/ 21/ / | 140 SCHOOL ST | 0104 | 1010 | 3,196 | 50 | 21 | 8/ 1/ 12 | 345,000 | 369,800 | 1.07 | 0.93 | 0.08 |
| 2545 | 9 | 39/ A 4/ 51/ / | 34 THAYER POND RD | 0104 | 1010 | 2,786 | 61 | 25 | 1/ 24/ 13 | 260,000 | 278,800 | 1.07 | 0.93 | 0.08 |

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| 2 | | A ST | 4 |
| 3 | 6→107 | ABBOTT RD | 4 |
| 4 | 113→164 | ABBOTT RD | 5 |
| 5 | | ABBOTTVILLE RD | 4 |
| 6 | | ACADEMY ST | 4 |
| 7 | | ACORN DR | 5 |
| 8 | | ADONIS CT | 5 |
| 9 | | AHERN CT | 4 |
| 10 | | AIRPORT RD | 4 |
| 11 | | ALBIN ST | 5 |
| 12 | | ALDER CREEK DR | 5 |
| 13 | | ALICE DR | 4 |
| 14 | | ALLARD ST | 4 |
| 15 | | ALLEN ST | 4 |
| 16 | 2→41,46→88 | ALLISON ST | 6 |
| 17 | 44 | ALLISON ST | 5 |
| 18 | | AMY WY | 4 |
| 19 | | ANGELA WY | 7 |
| 20 | | APPALOOSA RN | 7 |
| 21 | | APPLETON ST | 4 |
| 22 | | ASBY RD | 4 |
| 23 | | ASTOR CT | 5 |
| 24 | 1→53 | AUBURN ST | 9 |
| 25 | 54→58 & 62 | AUBURN ST | 8 |
| 26 | 59→64 & 66 | AUBURN ST | 7 |
| 27 | 65→105 | AUBURN ST | 6 |
| 28 | 1 & 2 | AUTUMN DR | 4 |
| 29 | 3→10 | AUTUMN DR | 5 |
| 30 | | AVON ST | 5 |
| 31 | | B ST | 4 |
| 32 | | BADGER ST | 4 |
| 33 | 54→72 | BAILEYS LANDING | 4 |
| 34 | 14→32, 34 | BAINBRIDGE DR | 5 |
| 35 | 33 & 37 | BAINBRIDGE DR | 6 |
| 36 | | BARNETT DR | 4 |
| 37 | | BATCHELDER MILL RD | 4 |
| 38 | | BEACON CT | 5 |
| 39 | 2→31 & 45 | BEACON ST | 4 |
| 40 | 32→66 | BEACON ST | 5 |
| 41 | | BEACON WY | 4 |
| 42 | | BEAN ST | 4 |
| 43 | | BEAVER MEADOW ST | 5 |
| 44 | | BEAVER ST | 4 |
| 45 | | BECKY LN | 4 |
| 46 | 6, 12→56 | BELA BROOK LN | 6 |

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| 47 | 9 | BELA BROOK LN | 5 |
| 48 | | BELLFLOWER CR | 5 |
| 49 | | BENTWOOD ST | 6 |
| 50 | | BIRCHDALE RD | 4 |
| 51 | | BISHOPSGATE | 9 |
| 52 | 2 & 4 | BITTERSWEET LN | 5 |
| 53 | | BLACKWATER RD | 4 |
| 54 | | BLAKE ST | 4 |
| 55 | 2 & 4 | BLANCHARD ST | 4 |
| 56 | 10 | BLANCHARD ST | 5 |
| 57 | | BLEVENS DR | 5 |
| 58 | 26 & 29 | BLUEBERRY LN | 3 |
| 59 | 74 & 77 | BLUEBERRY LN | 2 |
| 60 | | BOG RD | 4 |
| 61 | | BONNEY ST | 4 |
| 62 | | BOROUGH RD | 4 |
| 63 | | BOW ST | 8 |
| 64 | | BOYCE RD | 4 |
| 65 | | BRADLEY ST | 5 |
| 66 | | BRANCH TPK | 4 |
| 67 | | BRANDY LN | 4 |
| 68 | | BRIAR RD | 6 |
| 69 | | BROAD AV | 8 |
| 70 | | BROAD COVE DR | 4 |
| 71 | | BROADWAY | 6 |
| 72 | | BRODEUR ST | 5 |
| 73 | 9 & 11 | BROKEN BRIDGE RD | 4 |
| 74 | 2→18 | BROKEN GROUND DR | 5 |
| 75 | | BROKEN GROUND DR | 4 |
| 76 | | BROOK ST | 3 |
| 77 | | BROOKSIDE DR | 7 |
| 78 | | BROOKWOOD DR | 6 |
| 79 | | BRUSHWOOD DR | 6 |
| 80 | | BUILDERS SQ | 4 |
| 81 | | BURNS AV | 4 |
| 82 | | BYE ST | 4 |
| 83 | 1 & 2 | CALL ST | 3 |
| 84 | | CAMBRIDGE ST | 4 |
| 85 | | CAMPION CR | 5 |
| 86 | | CANAL ST | 4 |
| 87 | | CANTERBURY RD | 4 |
| 88 | | CARDINAL RD | 5 |
| 89 | | CARPENTER ST | 4 |
| 90 | | CARTER HILL RD | 4 |
| 91 | | CARTER ST | 8 |
| 92 | | CELTIC ST | 4 |

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| 93 | | CEMETERY ST | 5 |
| 94 | 26.5→63 & 69 | CENTRE ST | 4 |
| 95 | 64→105 | CENTRE ST | 7 |
| 96 | 110→125 | CENTRE ST | 9 |
| 97 | | CHANDLER ST | 4 |
| 98 | | CHAPEL ST | 4 |
| 99 | | CHAPMAN ST | 4 |
| 100 | 1-3,4→20 | CHARLES ST (CONCORD) | 5 |
| 101 | 3→50 | CHARLES ST (PENACOOK) | 4 |
| 102 | | CHASE ST | 4 |
| 103 | | CHECKERBERRY LN | 9 |
| 104 | | CHERRY ST | 4 |
| 105 | | CHESLEY ST | 4 |
| 106 | | CHESTERFIELD DR | 5 |
| 107 | | CHESTNUT CT | 9 |
| 108 | | CHESTNUT PASTURE RD | 5 |
| 109 | | CHICORY CT | 5 |
| 110 | | CHRISTIAN AV | 4 |
| 111 | | CHURCH ST | 5 |
| 112 | | CIDERMILL DR | 5 |
| 113 | | CLARKE ST | 5 |
| 114 | | CLEMATIS CR | 5 |
| 115 | | CLINTON ST | 4 |
| 116 | | CLOVER CT | 5 |
| 117 | | COLUMBINE PL | 5 |
| 118 | 4→9,11→35 | COLUMBUS AV | 6 |
| 119 | 10 | COLUMBUS AV | 9 |
| 120 | | COMMUNITY DR | 4 |
| 121 | | CONANT DR | 6 |
| 122 | | CONCORD ST | 4 |
| 123 | | COOLIDGE AV | 7 |
| 124 | | CORAL ST | 4 |
| 125 | | CORNELL ST | 6 |
| 126 | | COTE ST | 5 |
| 127 | | COTTAGE CT | 4 |
| 128 | | COURT ST | 4 |
| 129 | | COVENTRY RD | 9 |
| 130 | | CRAWFORD RD | 5 |
| 131 | | CRICKET LN | 5 |
| 132 | | CROSS ST | 4 |
| 133 | | CURRIER RD | 5 |
| 134 | | CURTICE AV | 4 |
| 135 | | CURTISVILLE RD | 4 |
| 136 | | CYPRESS ST | 6 |
| 137 | | DAKIN ST | 5 |
| 138 | | DAPHNE CT | 5 |

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| 139 | | DARTMOUTH ST | 6 |
| 140 | | DAVIS ST | 5 |
| 141 | | DEER TRACK LN | 9 |
| 142 | | DEMPSEY DR | 5 |
| 143 | | DENIS DR | 5 |
| 144 | | DEVINNE DR | 6 |
| 145 | 49→113 | DISTRICT #5 RD | 4 |
| 146 | | DOGWOOD TR | 5 |
| 147 | | DOLAN ST | 4 |
| 148 | | DOLPHIN ST | 4 |
| 149 | 4→16, 18→77 | DOMINIQUE DR | 6 |
| 150 | 17 | DOMINIQUE DR | 4 |
| 151 | | DONOVAN ST | 5 |
| 152 | | DOUGLAS AV | 4 |
| 153 | | DOVER ST | 5 |
| 154 | | DOWNING ST | 4 |
| 155 | | DREW ST | 4 |
| 156 | | DUDLEY DR | 5 |
| 157 | | DUNBARTON RD | 9 |
| 158 | 1→23,27,29,31 | DUNKLEE ST | 6 |
| 159 | 24,26,28A,32→54 | DUNKLEE ST | 8 |
| 160 | | DWINELL DR | 8 |
| 161 | | E SUGARBALL RD | 4 |
| 162 | | EAST SIDE DR | 4 |
| 163 | | EASTERN AV | 4 |
| 164 | | EASTMAN ST | 6 |
| 165 | | EDGEMONT ST | 5 |
| 166 | | EDGEWOOD DR | 5 |
| 167 | | EDWARD DR | 6 |
| 168 | | ELDERBERRY PL | 5 |
| 169 | 4→9 | ELDRIDGE ST | 4 |
| 170 | 10→19 | ELDRIDGE ST | 5 |
| 171 | | ELECTRIC AV | 4 |
| 172 | | ELIJAH ST | 5 |
| 173 | | ELLIOTT ST | 4 |
| 174 | | ELLSWORTH ST | 4 |
| 175 | 175A,175B,175C,175D | ELM ST (PENACOOK) | 3 |
| 176 | 275A,275B | ELM ST (CONCORD) | 3 |
| 177 | 5→203 | ELM ST (PENACOOK) | 4 |
| 178 | 206→371 | ELM ST (CONCORD) | 4 |
| 179 | | ELMWOOD AV | 4 |
| 180 | | EMERSON RD | 8 |
| 181 | | EMILY WY | 4 |
| 182 | | ENGEL ST | 5 |
| 183 | | ESSEX ST | 5 |
| 184 | | EXCHANGE AV | 4 |

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| 185 | | FAIRBANKS ST | 5 |
| 186 | | FAIRVIEW DR | 9 |
| 187 | | FARMWOOD RD | 6 |
| 188 | | FAYETTE ST | 4 |
| 189 | | FEDERAL ST | 4 |
| 190 | | FELLOWS ST | 6 |
| 191 | | FERNALD ST | 5 |
| 192 | | FERNROCK ST | 7 |
| 193 | | FERRIN RD | 4 |
| 194 | | FIFIELD ST | 4 |
| 195 | | FIRST ST | 5 |
| 196 | | FISHER ST | 5 |
| 197 | | FISHERVILLE RD | 4 |
| 198 | 10→18 | FISK RD | 5 |
| 199 | 38→147 | FISK RD | 4 |
| 200 | | FISKILL FARM | 9 |
| 201 | | FLAGHOLE RD | 3 |
| 202 | | FLUME ST | 5 |
| 203 | | FOGG ST | 8 |
| 204 | | FOREST ST | 5 |
| 205 | | FOSTER ST | 4 |
| 206 | | FOWLER ST | 4 |
| 207 | | FOX RUN DR | 6 |
| 208 | | FOXCROSS CR | 9 |
| 209 | | FOXGLOVE TR | 5 |
| 210 | 5→107 | FRANKLIN ST | 5 |
| 211 | 109→123 | FRANKLIN ST | 9 |
| 212 | 8→32 | FREEDOM ACRES DR | 5 |
| 213 | 35→40 | FREEDOM ACRES DR | 4 |
| 214 | | FROST RD | 4 |
| 215 | | FULLER ST | 4 |
| 216 | | GABBY LN | 6 |
| 217 | | GALE ST | 4 |
| 218 | | GALLEN DR | 8 |
| 219 | | GARDEN ST | 7 |
| 220 | | GARVINS FALLS RD | 4 |
| 221 | | GATES ST | 5 |
| 222 | | GENTIAN DR | 5 |
| 223 | 1→11 | GILMORE ST | 6 |
| 224 | 18→25 | GILMORE ST | 7 |
| 225 | 26 | GILMORE ST | 8 |
| 226 | | GIO CT | 6 |
| 227 | | GLADSTONE ST | 5 |
| 228 | | GLEN ST | 5 |
| 229 | | GLENDALE RD | 5 |
| 230 | | GODBOUT DR | 5 |

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| 231 | | GOLDENROD LN | 8 |
| 232 | | GORDON CT | 4 |
| 233 | | GOVERNORS WY | 8 |
| 234 | | GRAHAM RD | 4 |
| 235 | | GRANITE AV | 4 |
| 236 | | GRANT ST | 4 |
| 237 | | GREELEY ST | 4 |
| 238 | | GREEN ST | 4 |
| 239 | | GREENWICH ST | 4 |
| 240 | | GREENWOOD AV | 4 |
| 241 | | GROTON DR | 5 |
| 242 | | GROVE ST | 4 |
| 243 | | GROVER ST | 4 |
| 244 | | GUAY ST | 5 |
| 245 | | HAIG ST | 5 |
| 246 | | HAINES RD | 4 |
| 247 | | HALL ST | 4 |
| 248 | | HAMMOND ST | 4 |
| 249 | | HAMPSHIRE DR | 6 |
| 250 | | HAMPTON ST | 6 |
| 251 | | HANNAH DUSTIN DR | 3 |
| 252 | | HANOVER ST | 4 |
| 253 | | HARDY AV | 4 |
| 254 | | HARRISON ST | 4 |
| 255 | | HARROD ST | 4 |
| 256 | | HARVARD ST | 6 |
| 257 | | HAYWARD BROOK DR | 7 |
| 258 | 3→10 | HEATHER LN | 8 |
| 259 | 29→55 | HEATHER LN | 6 |
| 260 | | HEIGHTS RD | 4 |
| 261 | | HERBERT ST | 4 |
| 262 | | HIGGINS PL | 4 |
| 263 | | HIGH ST | 4 |
| 264 | | HIGHLAND ST | 5 |
| 265 | | HILLCREST AV | 5 |
| 266 | | HILLSIDE RD | 9 |
| 267 | | HOBART ST | 4 |
| 268 | | HOIT RD | 4 |
| 269 | | HOLLY ST | 8 |
| 270 | | HOLT ST | 7 |
| 271 | | HOOKSETT TPK | 4 |
| 272 | | HOPE AV | 8 |
| 273 | | HOPKINTON RD | 5 |
| 274 | | HORSE HILL RD | 4 |
| 275 | 11→17,19,20 | HORSESHOE POND LN | 5 |
| 276 | 18 | HORSESHOE POND LN | 4 |

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| 277 | | HOT HOLE POND RD | 4 |
| 278 | | HULLBAKERS PL | 5 |
| 279 | | HUMPHREY ST | 6 |
| 280 | | HUNTINGTON ST | 7 |
| 281 | 30→78 | HUTCHINS ST | 4 |
| 282 | 8→22 | HUTCHINS ST | 5 |
| 283 | | HUTCHINSON AV | 4 |
| 284 | 3→49 | IRON WORKS RD | 6 |
| 285 | 54 | IRON WORKS RD | 5 |
| 286 | 90,100 | IRON WORKS RD | 4 |
| 287 | | IRVING DR | 6 |
| 288 | | ISLAND RD | 3 |
| 289 | | J BARTLETT RD | 4 |
| 290 | | JACKSON ST | 4 |
| 291 | | JASMINE PL | 5 |
| 292 | | JAY DR | 5 |
| 293 | | JEFFERSON ST | 4 |
| 294 | | JENNIFER DR | 5 |
| 295 | 5→53 | JOFFRE ST | 5 |
| 296 | 55 | JOFFRE ST | 6 |
| 297 | | JOHNSON AV | 7 |
| 298 | | JORDAN AV | 7 |
| 299 | | K ST | 5 |
| 300 | | KEANES AV | 5 |
| 301 | 2,4 | KEARSARGE ST | 6 |
| 302 | 6,7,8,11 | KEARSARGE ST | 5 |
| 303 | | KED DR | 4 |
| 304 | | KELLOM ST | 6 |
| 305 | 2 | KENSINGTON RD | 6 |
| 306 | 1,3→16,19 | KENSINGTON RD | 8 |
| 307 | 18,20,23 | KENSINGTON RD | 9 |
| 308 | | KENT ST | 8 |
| 309 | 5→11 | KIMBALL ST | 6 |
| 310 | 14→38 | KIMBALL ST | 7 |
| 311 | 39,40 | KIMBALL ST | 8 |
| 312 | | KING ST | 8 |
| 313 | | KIPLING CR | 8 |
| 314 | | KNIGHT ST | 5 |
| 315 | | KNOLL ST | 4 |
| 316 | | KYLE RD | 4 |
| 317 | | LADYBUG LN | 6 |
| 318 | | LAKE ST | 5 |
| 319 | 6,12,24→184 | LAKE VIEW DR | 4 |
| 320 | 20 | LAKE VIEW DR | 5 |
| 321 | | LAMPREY LN | 7 |
| 322 | | LARKSPUR PL | 5 |

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| 324 | | LAWRENCE ST | 4 |
| 325 | | LAWRENCE ST EXT | 4 |
| 326 | | LEDGE CR | 7 |
| 327 | | LEIGHTON AV | 4 |
| 328 | | LEWIS LN | 4 |
| 329 | 156,158,162 | LIBERTY ST | 4 |
| 330 | 89→155,159 | LIBERTY ST | 5 |
| 331 | 3→19 | LIBERTY ST | 7 |
| 332 | 31,33 | LIBERTY ST | 8 |
| 333 | | LILAC ST | 4 |
| 334 | | LINCOLN ST | 5 |
| 335 | | LISA LN | 6 |
| 336 | 1,25,27→224 | LITTLE POND RD | 4 |
| 337 | 2→20,26 | LITTLE POND RD | 5 |
| 338 | | LONG POND RD | 4 |
| 339 | | LOON AV | 5 |
| 340 | | LOOP RD | 4 |
| 341 | | LORI LN | 4 |
| 342 | 245→390 | LOUDON RD | 4 |
| 343 | 95 | LOUDON RD | 5 |
| 344 | | LOVAGE PL | 5 |
| 345 | 3→19 | LYNDON ST | 4 |
| 346 | 20→51 | LYNDON ST | 5 |
| 347 | | MACCOY ST | 4 |
| 348 | | MADISON ST | 7 |
| 349 | | MAITLAND ST | 4 |
| 350 | | MANDEVILLA LN | 7 |
| 351 | | MANOR RD | 4 |
| 352 | | MAPLE ST | 4 |
| 353 | | MARGERIE ST | 5 |
| 354 | | MARION ST | 4 |
| 355 | | MARSHALL ST | 4 |
| 356 | | MARTIN ST | 5 |
| 357 | | MASONS CT | 4 |
| 358 | | MATTHEW ST | 8 |
| 359 | | MAX LN | 6 |
| 360 | | MCKINLEY ST | 8 |
| 361 | | MEADOW ST | 7 |
| 362 | 1→9,12,16→19,21,23,27→31,36,38→42,44 | MERRIMACK ST (CONCORD) | 7 |
| 363 | 11,14→18,20,22,23,26,27,31,36→40,42,45→127 | MERRIMACK ST (PENACOOK) | 4 |
| 364 | | METER ST | 4 |
| 365 | | MIDDLEBURY ST | 7 |
| 366 | | MIDLAND ST | 7 |

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| 369 | | MILLSTONE DR | 5 |
| 370 | | MILLSTREAM LN | 5 |
| 371 | | MINOT ST | 6 |
| 372 | | MITCHELL ST | 4 |
| 373 | | MONROE ST | 4 |
| 374 | | MONTGOMERY ST | 4 |
| 375 | | MOORELAND AV | 7 |
| 376 | | MORTON ST | 4 |
| 377 | 380→572 | MOUNTAIN RD | 4 |
| 378 | 338→379,579,580,587 | MOUNTAIN RD | 5 |
| 379 | 2→306 | MOUNTAIN RD | 6 |
| 380 | 320,321 | MOUNTAIN RD | 7 |
| 381 | | MULBERRY ST | 5 |
| 382 | | MYRTLE ST | 4 |
| 383 | | N CURTISVILLE RD | 6 |
| 384 | 33,35,39 | N FRUIT ST | 6 |
| 385 | 27→31,34 | N FRUIT ST | 7 |
| 386 | 43 | N FRUIT ST | 8 |
| 387 | 204.5, 232 | N MAIN ST | 4 |
| 388 | 217→231,268→278 | N MAIN ST | 6 |
| 389 | | N SIDE DR | 4 |
| 390 | 12→63 | N SPRING ST | 4 |
| 391 | 70→90 | N SPRING ST | 5 |
| 392 | 48,52,54→56,66,73,75→77,158 THRU 558 | N STATE ST | 4 |
| 393 | 70,72,74,76→153 | N STATE ST | 5 |
| 394 | | NASTURTIUM TR | 5 |
| 395 | | NEW CASTLE ST | 7 |
| 396 | | NEW MEADOW RD | 6 |
| 397 | | NEWTON AV | 4 |
| 398 | | NIVELLE ST | 5 |
| 399 | 7→23 | NORWICH ST | 6 |
| 400 | 24→43 | NORWICH ST | 7 |
| 401 | | NOYES ST | 6 |
| 402 | | OAK HILL RD | 4 |
| 403 | | OAK ST | 4 |
| 404 | | OAKMONT DR | 9 |
| 405 | | OLD DOVER RD | 4 |
| 406 | | OLD LOUDON RD | 4 |
| 407 | | OLD SUNCOOK RD | 3 |
| 408 | | ORCHARD ST | 7 |
| 409 | | ORIOLE RD | 5 |

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| 411 | | ORMOND ST | 4 |
| 412 | | OSCAR BLVD | 6 |
| 413 | | OTTER DR | 6 |
| 414 | | OXALIS WY | 5 |
| 415 | | PALM ST | 5 |
| 416 | | PALMER AV | 8 |
| 417 | | PALOMINO CT | 7 |
| 418 | | PARK RIDGE | 9 |
| 419 | | PARMENTER RD | 4 |
| 420 | | PARTRIDGE RD | 5 |
| 421 | | PEABODY ST | 5 |
| 422 | 82→140 | PEACEFUL LN | 3 |
| 423 | 2,7,22,31 | PEACEFUL LN | 4 |
| 424 | | PEARL ST | 4 |
| 425 | | PEKOE DR | 6 |
| 426 | | PELHAM LN | 6 |
| 427 | | PEMBROKE RD | 4 |
| 428 | 22→39,122→128,132→134 | PENACOOK ST (CONCORD) | 5 |
| 429 | 43→119,129 | PENACOOK ST (CONCORD) | 4 |
| 430 | 2→20,38,43→109,150,151 | PENACOOK ST (PENACOOK) | 4 |
| 431 | 11→18 | PERKINS CT | 4 |
| 432 | 1→17 | PERKINS ST | 5 |
| 433 | | PERLEY ST | 4 |
| 434 | | PERRY AV | 5 |
| 435 | | PETERSON CR | 8 |
| 436 | | PIERCE ST | 4 |
| 437 | | PILLSBURY ST | 6 |
| 438 | | PINE ACRES RD | 5 |
| 439 | | PINE ST | 7 |
| 440 | | PINECREST CR | 4 |
| 441 | | PLEASANT ST | 4 |
| 442 | 61→169, 310 | PLEASANT ST | 5 |
| 443 | 210→307 | PLEASANT ST | 6 |
| 444 | 1 | PLEASANT VIEW AV | 6 |
| 445 | 4→21 | PLEASANT VIEW AV | 8 |
| 446 | | PLUM ST | 6 |
| 447 | | POND PLACE LN | 7 |
| 448 | 2→76, 99, 174 | PORTSMOUTH ST | 5 |
| 449 | 80→315 | PORTSMOUTH ST | 4 |
| 450 | | PRESCOTT ST | 4 |
| 451 | | PRIMROSE LN | 4 |
| 452 | 16,18 | PRINCE ST | 4 |
| 453 | | PRINCETON ST | 6 |
| 454 | | PROFILE AV | 6 |
| 455 | | PROSPECT ST | 4 |

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| 456 | | PUTNEY AV | 6 |
| 457 | | QUAIL RIDGE | 6 |
| 458 | | QUAKER ST | 5 |
| 459 | | QUINCY ST | 5 |
| 460 | | RANDLETT ST | 4 |
| 461 | | RANDOLPH RD | 4 |
| 462 | | REDINGTON RD | 5 |
| 463 | | REDWING RD | 5 |
| 464 | | REDWOOD AV | 4 |
| 465 | | RESERVE PL | 8 |
| 466 | | RHODORA CT | 5 |
| 467 | | RIDGE RD | 9 |
| 468 | | RIDGEWOOD LN | 9 |
| 469 | | RIPLEY ST | 4 |
| 470 | | RIVER RD | 4 |
| 471 | | RIVERHILL AV | 3 |
| 472 | | ROBIN RD | 5 |
| 473 | | ROBINSON ST | 4 |
| 474 | | ROCHESTER LN | 6 |
| 475 | | ROCKINGHAM ST | 6 |
| 476 | | ROCKLAND RD | 9 |
| 477 | | ROGER AV | 5 |
| 478 | | ROLFE ST | 4 |
| 479 | | ROLINDA AV | 7 |
| 480 | | ROLLINS ST | 4 |
| 481 | | ROOSEVELT AV | 7 |
| 482 | | ROSEMARY CT | 5 |
| 483 | | ROSEWOOD DR | 4 |
| 484 | | ROWELL ST | 5 |
| 485 | | ROY ST | 4 |
| 486 | | RUM HILL RD | 8 |
| 487 | 65,67,67.5,69- 71,73,77,79,83,85,87→92,94- 96,100,102,104,106,108,110,112- 114,194→212 | RUMFORD ST | 4 |
| 488 | 51-53,55,57,59,61,64,66-68,70- 72,74,76,80,82,84,86,93-95,97- 99,101,103-105,107-109,111,113→174 | RUMFORD ST | 5 |
| 489 | 3→48-50,52-54,56,58,60,62 | RUMFORD ST | 7 |
| 490 | | RUNDLETT ST | 7 |
| 491 | | RUNNELLS RD | 4 |
| 492 | | RUSSELL ST | 4 |
| 493 | | RYANS WY | 5 |
| 494 | | S CURTISVILLE RD | 4 |
| 495 | | S FRUIT ST | 5 |

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| 496 | | S MAIN ST | 4 |
| 497 | | S MEADOW ST | 7 |
| 498 | | S MIDLAND ST | 7 |
| 499 | 4→13,17,19,21,23,27,29,31,33→77 | S SPRING ST | 4 |
| 500 | 14,16→20,22→32 | S SPRING ST | 6 |
| 501 | 15 | S SPRING ST | 5 |
| 503 | | SAMUEL DR | 7 |
| 504 | | SANBORN RD | 4 |
| 505 | 13,15,19 | SANDERS ST | 4 |
| 506 | 2 | SAWYER ST | 3 |
| 507 | 54,56→58,60,64→67-69,73,77,78,79 | SCHOOL ST | 4 |
| 508 | 72,74,76,80→100,105,107-109,111→113,127→139,141 | SCHOOL ST | 7 |
| 509 | 102→104,106,110,112,114→125,143,145 | SCHOOL ST | 8 |
| 510 | 140→176 | SCHOOL ST | 9 |
| 511 | 3→5 | SCOTTS AV | 5 |
| 512 | | SECOND ST | 5 |
| 513 | 10→176 | SEWALLS FALLS RD | 5 |
| 514 | 214→230 | SEWALLS FALLS RD | 4 |
| 515 | | SEXTON AV | 4 |
| 516 | 2→42 | SHAKER RD | 5 |
| 517 | 59→523 | SHAKER RD | 4 |
| 518 | | SHAW ST | 4 |
| 519 | | SHAWMUT ST | 5 |
| 520 | | SHEEP DAVIS RD | 4 |
| 521 | | SHENANDOAH DR | 7 |
| 522 | | SHOESTRING RD | 4 |
| 523 | 5→9 | SHORT ST | 4 |
| 524 | 17 & 18 | SHORT ST | 7 |
| 525 | | SILK FARM RD | 4 |
| 526 | | SNOW POND RD | 4 |
| 527 | | SNOW ST | 4 |
| 528 | | SORREL DR | 5 |
| 529 | 87→324 | SOUTH ST | 6 |
| 530 | 9→78 | SOUTH ST | 4 |
| 531 | | SPAULDING ST | 8 |
| 532 | | SPILLWAY LN | 5 |
| 533 | | SPRINGFIELD ST | 6 |
| 534 | | SPRINGHILL DR | 3 |
| 535 | 16→40 | SPRUCE ST | 5 |
| 536 | 2→8 | SPRUCE ST | 4 |
| 537 | | ST CATHERINE ST | 4 |
| 538 | | ST JOHNS ST | 9 |
| 539 | | STARK ST | 4 |

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| 540 | | STEEPLE VIEW | 4 |
| 541 | | STICKNEY HILL RD | 4 |
| 542 | | STONE ST | 8 |
| 543 | | STONE ST EXT | 8 |
| 544 | | STYLES DR | 5 |
| 545 | | SULLOWAY ST | 8 |
| 546 | | SUMMER ST | 4 |
| 547 | | SUMMIT ST | 7 |
| 548 | | SUNDANCE RD | 6 |
| 549 | | SUNSET AV | 7 |
| 550 | | SWAN CR | 8 |
| 551 | | SWEATT ST | 4 |
| 552 | | SYLVESTER ST | 5 |
| 553 | | TAHANTO ST | 7 |
| 554 | | TALLANT RD | 3 |
| 555 | | TANNER ST | 4 |
| 556 | | TARA DR | 5 |
| 557 | | TAYLOR LN | 4 |
| 558 | | TEMI RD | 5 |
| 559 | | TENNEY ST | 6 |
| 560 | | TERRACE RD | 9 |
| 561 | | THACKERAY RD | 8 |
| 562 | 2→56, 67 | THAYER POND RD | 9 |
| 563 | 60 | THAYER POND RD | 8 |
| 564 | | THOMAS ST | 5 |
| 565 | | THOMPSON ST | 4 |
| 566 | | THORNDIKE ST | 4 |
| 567 | 17→72 | TIMBERLINE DR | 8 |
| 568 | 7 | TIMBERLINE DR | 4 |
| 569 | | TOW PATH LN | 6 |
| 570 | | TOWER CR | 5 |
| 571 | | TREMBLAY CT | 5 |
| 572 | 6→43 | TREMONT ST | 4 |
| 573 | 47→56 | TREMONT ST | 5 |
| 574 | | TRINITY ST | 7 |
| 575 | | TUTTLE ST | 5 |
| 576 | | TY LN | 4 |
| 577 | | UNION ST | 4 |
| 578 | | VALLEY ST | 5 |
| 579 | | VENNE CR | 6 |
| 580 | | VERBENA WY | 5 |
| 581 | | VERNON ST | 8 |
| 582 | | VIA TRANQUILLA | 6 |
| 583 | | VICTORIAN LN | 4 |
| 584 | | VIEW ST | 5 |
| 585 | | VILLAGE ST | 4 |

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| 586 | | VILLANOVA DR | 4 |
| 587 | | W PARISH RD | 4 |
| 588 | | W PORTSMOUTH ST | 6 |
| 589 | | W SUGARBALL RD | 3 |
| 590 | 2→21, 50 | WALKER ST | 4 |
| 591 | 22→45 | WALKER ST | 5 |
| 592 | | WALKER ST EXT | 4 |
| 593 | | WALL ST | 4 |
| 594 | | WALNUT ST | 4 |
| 595 | | WARNER RD | 4 |
| 596 | 29→62,64→68,70,72→76,78,82.5,127 →129 | WARREN ST | 4 |
| 597 | 63,69,71,77,79→81,83→106,108,110, 112,114,118,120,122→128,138→140 | WARREN ST | 7 |
| 598 | 107,109,111,130→136 | WARREN ST | 6 |
| 599 | 113,117.5,119,121 | WARREN ST | 5 |
| 600 | | WASHINGTON CT | 5 |
| 601 | 7→34,44→46.5,52→56,60-60.5, 62 | WASHINGTON ST (CONCORD) | 4 |
| 602 | 37,39,49,51,59,61→69,74 | WASHINGTON ST (CONCORD) | 5 |
| 603 | 71,73,75→91-93 | WASHINGTON ST (CONCORD) | 6 |
| 604 | | WASHINGTON ST (PENACOOK) | 4 |
| 605 | | WATKINS WY | 5 |
| 606 | | WATSON CT | 6 |
| 607 | | WAVERLY ST | 4 |
| 608 | | WEBSTER PL | 4 |
| 609 | | WEDGEWOOD DR | 5 |
| 610 | 8→74 | WEIR RD | 4 |
| 611 | | WELCOME DR | 6 |
| 612 | | WENTWORTH AV | 4 |
| 613 | | WEST ST | 4 |
| 614 | 4→9 | WESTBOURNE RD | 7 |
| 615 | 19 | WESTBOURNE RD | 8 |
| 616 | 20→36 | WESTBOURNE RD | 9 |
| 617 | | WHITE ST | 5 |
| 618 | | WIGGIN ST | 5 |
| 619 | | WILDEMERE TR | 8 |
| 620 | | WILDFLOWER DR | 5 |
| 621 | | WILFRED AV | 6 |
| 622 | | WILLARD ST | 5 |
| 623 | | WILSON AV | 7 |
| 624 | | WINANT ST | 7 |
| 625 | | WINDHAM DR | 6 |
| 626 | | WINSOR AV | 4 |
| 627 | 3 | WINTER ST | 4 |
| 628 | 7→20 | WINTER ST | 5 |
| 629 | | WINTERBERRY LN | 4 |

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| 630 | | WINTHROP ST | 5 |
| 631 | | WOOD AV | 8 |
| 632 | | WOODBINE AV | 5 |
| 633 | | WOODCREST HEIGHTS RD | 5 |
| 634 | 4→12 | WOODMAN ST | 7 |
| 635 | 18 | WOODMAN ST | 6 |
| 636 | | WYMAN ST | 4 |
| 637 | | YALE ST | 6 |
| 638 | | YARROW WY | 5 |
| 639 | | | |
| 640 | | | |
| 641 | | | |
| 642 | | | |
| 643 | | | |
| 644 | | | |
| 645 | | | |
| 646 | | | |

Land Use Code Cost Settings

CONCORD, NH

| Land Use | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|----------|-------------|-----------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| C | 0300 | HOTELS | 0300 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0301 | MOTELS | 0301 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0302 | INNS | 0302 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0303 | | 0303 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0304 | NURSING HM | 0304 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0305 | HOSP PVT | 0305 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0306 | TRANS RES | 0306 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0310 | PRI COMM MDL-94 | 0310 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0311 | RTL GAS ST | 0311 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0312 | GRAIN ELEV | 0312 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0313 | LUMBER YRD | 0313 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0314 | TRK TERM | 0314 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0315 | DOCKYARDS | 0315 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0316 | COMM WHSE | 0316 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 0317 | FARM BLDGS | 0317 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0318 | COM GRN HS | 0318 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 031T | PRI COMM MDL-96 | 031T | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 031R | PRI COMM MDL-01 | 031R | SIN | 1.00 | S25 | 1,800 | 2.50 | 14 | 0.01 | Yes |
| C | 031S | PRI COMM MDL-95 | 031S | SIN | 1.00 | S20 | 2,000 | 2.00 | 14 | 0.01 | Yes |
| C | 0321 | HRDWARE ST | 0321 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0322 | STORE/SHOP | 0322 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0323 | SHOPNGALL | 0323 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0324 | SUPERMKT | 0324 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0325 | CONV FOOD | 0325 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0326 | REST/CLUBS | 0326 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0330 | AUTO V S&S | 0330 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0331 | AUTO S S&S | 0331 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0332 | AUTO REPR | 0332 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0333 | FUEL SV/PR | 0333 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0334 | GAS ST SRV | 0334 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0335 | CAR WASH | 0335 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0336 | PARK GAR | 0336 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0337 | PARK LOT | 0337 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0338 | OTH MTR SS | 0338 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0340 | OFFICE BLD | 0340 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0341 | BANK BLDG | 0341 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0342 | PROF BLDG | 0342 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0350 | POST OFF | 0350 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0351 | EDUC BLDG | 0351 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0352 | DAY CARE | 0352 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0353 | FRAINTL ORG | 0353 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0354 | TRANSPORT | 0354 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0355 | FUNERAL HM | 0355 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 0356 | PROF ASSOC | 0356 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use Class Code | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hgt | Wall Hgt Adjustment | Run Cost? |
|---------------------|--------------|------------|----------|------------|-----------------|----------------|---------------|--------------|-------------------|---------------------|-----------|
| C 0360 | MUSEUMS | | 0360 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0361 | ART GAL | | 0361 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0362 | MOVIE THTR | | 0362 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0363 | DRIVEIN THTR | | 0363 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0364 | THEATER | | 0364 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0365 | STADIUMS | | 0365 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0366 | ARENAS | | 0366 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0367 | RACETRACK | | 0367 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0368 | AMUSE PARK | | 0368 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0369 | OTHER CUIT | | 0369 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0370 | BOWLING | | 0370 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0371 | ICE SKATE | | 0371 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0372 | ROLLER SKT | | 0372 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0373 | SWIM POOL | | 0373 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0374 | HEALTH SPA | | 0374 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0375 | TENNIS CLB | | 0375 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0376 | GYMS | | 0376 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0377 | OTH IN REC | | 0377 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0380 | GOLF CRSE | | 0380 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0381 | TENNIS ODR | | 0381 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0382 | RIDING STB | | 0382 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0383 | BEACHES | | 0383 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0384 | MARINAS | | 0384 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0385 | FISH&GAME | | 0385 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0386 | MANUF HM PK | | 0386 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0387 | YTH CAMPS | | 0387 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0388 | OTHR OUTDR | | 0388 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0389 | STRUC-61B | | 0389 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0390 | DEVEL LAND | | 0390 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0391 | POT DEVEL | | 0391 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0392 | UNDEV LAND | | 0392 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 0393 | AH-NOT 61A | | 0393 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 1111 | APT 8+ UP | MDL-01 | 1111 | SIN | 1.00 | S25 | 1,800 | 2.50 | 12 | 0.01 | Yes |
| C 1112 | APT CO-OP | | 1112 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 111J | APT 8+ UP | MDL-94 | 111J | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 1120 | APT OVER 8 | MDL-94 | 1120 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 112I | APT OVER 8 | MDL-96 | 112I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 112R | APT OVER 8 | MDL-01 | 112R | SIN | 1.00 | S25 | 1,800 | 2.50 | 12 | 0.01 | Yes |
| C 112V | APT OVER 8 | MDL-00 | 112V | NSZ | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C 1210 | BOARDING HS | MDL-01 | 1210 | SIN | 1.00 | S25 | 1,800 | 2.50 | 12 | 0.01 | Yes |
| C 121C | BOARDING HS | MDL-94 | 121C | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 1230 | DORMITORY | MDL-94 | 1230 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 123V | DORMITORY | MDL-00 | 123V | NSZ | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C 1400 | CHILD CARE | | 1400 | SIN | 1.00 | S25 | 1,800 | 2.50 | 12 | 0.01 | Yes |
| C 3000 | HOTELS | MDL-94 | 3000 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|----------|-------------|-------------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| C | 300C | HOTELS MDL-96 | 300C | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 300R | HOTELS MDL-01 | 300R | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| C | 3010 | MOTELS | 3010 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3020 | INNS | 3020 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3030 | MISC IMPRV | 3030 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| C | 3040 | NURSING HM | 3040 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3050 | HOSP PVT | 3050 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3060 | TRANS RES | 3060 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3100 | RTL OIL ST | 3100 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 310V | RTL OIL ST | 310V | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| C | 3110 | RTL GAS ST | 3110 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| C | 3120 | GRALN BLEV | 3120 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3130 | LUMBER YRD | 3130 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3140 | TRK TERM MDL-94 | 3140 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 314I | TRK TERM MDL-96 | 314I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 3150 | DOCKYARDS | 3150 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3160 | COMM WHE MDL-94 | 3160 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 316I | COMM WHE MDL-96 | 316I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 316V | COMM WHE MDL-00 | 316V | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| C | 317R | FARM BLDGS MDL-01 | 317R | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| C | 317V | FARM BLDGS MDL-00 | 317V | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| C | 3180 | COM GRN HS MDL-96 | 3180 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 318T | COM GRN HS MDL-02 | 318T | SIN | 1.00 | S35 | 428 | 4.00 | | | Yes |
| C | 3210 | HRDWARE ST MDL-94 | 3210 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 321I | HRDWARE ST MDL-96 | 321I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 3220 | STORE/SHOP MDL-94 | 3220 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3221 | RTL CONDO MDL-94 | 3221 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3222 | COMM BLDG MDL-96 | 3222 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 322A | COMM BLDG MDL-00 | 322A | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| C | 322B | COMM BLDG MDL-01 | 322B | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| C | 322C | COMM BLDG MDL-94 | 322C | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 322I | STORE/SHOP MDL-96 | 322I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 322L | RTL CONDO MDL-96 | 322L | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 322O | RTL CONDO MDL-06 | 322O | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 322R | STORE/SHOP MDL-01 | 322R | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| C | 322T | COMM BLDG MDL-02 | 322T | SIN | 1.00 | S35 | 428 | 4.00 | | | Yes |
| C | 322V | STORE/SHOP MDL-00 | 322V | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| C | 3230 | SHOPNGMALL MDL-94 | 3230 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 323I | SHOPNGMALL MDL-96 | 323I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 323V | SHOPNGMALL MDL-00 | 323V | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| C | 3240 | SUPERMKT | 3240 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3250 | CONV FOOD MDL-94 | 3250 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 325I | CONV FOOD MDL-96 | 325I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 3260 | REST/CLUBS MDL-94 | 3260 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 326I | REST/CLUBS MDL-96 | 326I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use Class Code | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|---------------------|-------------------|------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| C 3300 | AUTO V S&S MDL-94 | | 3300 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3301 | AUTO V S&S MDL-96 | | 3301 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 3310 | AUTO S S&S MDL-94 | | 3310 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3311 | AUTO S S&S MDL-96 | | 3311 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 3321 | AUTO REPR MDL-96 | | 3321 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 3322 | AUTO REPR MDL-01 | | 3322 | SIN | 1.00 | S25 | 1,800 | 2.50 | 14 | 0.01 | Yes |
| C 3323 | AUTO REPR MDL-95 | | 3323 | COM | 1.00 | S20 | 2,000 | 2.00 | 14 | 0.01 | Yes |
| C 3324 | AUTO REPR MDL-00 | | 3324 | COM | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| C 3330 | FUEL SV/DR | | 3330 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 3340 | GAS ST SRV | | 3340 | COM | 1.00 | S20 | 2,000 | 2.00 | 14 | 0.01 | Yes |
| C 3350 | CAR WASH MDL-96 | | 3350 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 3355 | CAR WASH MDL-00 | | 3355 | COM | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| C 3360 | PARK GAR | | 3360 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3370 | PARK LOT MDL-94 | | 3370 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3371 | PARK LOT MDL-00 | | 3371 | COM | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C 3380 | OTH MTR SS MDL-94 | | 3380 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3381 | OTH MTR SS MDL-96 | | 3381 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 3382 | OTH MTR SS MDL-00 | | 3382 | COM | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| C 3400 | OFFICE BLD MDL-94 | | 3400 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3401 | OFFICE BLD MDL-94 | | 3401 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3402 | OFFICE BLD MDL-00 | | 3402 | COM | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C 3403 | OFFICE BLD MDL-06 | | 3403 | COM | 1.00 | S20 | 4,000 | 1.65 | 14 | 0.01 | Yes |
| C 3404 | OFFICE BLD MDL-06 | | 3404 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 3405 | OFFICE BLD MDL-00 | | 3405 | COM | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C 3410 | BANK BLDG MDL-94 | | 3410 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3411 | BANK BLDG MDL-00 | | 3411 | COM | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C 3420 | PROF BLDG MDL-94 | | 3420 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3421 | PROF CONDO MDL-94 | | 3421 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3422 | PROF CONDO MDL-06 | | 3422 | COM | 1.00 | S20 | 4,000 | 1.50 | 12 | 0.01 | Yes |
| C 3423 | PROF BLDG MDL-00 | | 3423 | COM | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C 3500 | POST OFF | | 3500 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3510 | EDUC BLDG | | 3510 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3520 | DAY CARE MDL-94 | | 3520 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3521 | DAY CARE MDL-01 | | 3521 | SIN | 1.00 | S25 | 1,800 | 2.50 | 12 | 0.01 | Yes |
| C 3522 | DAY CARE MDL-00 | | 3522 | COM | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C 3530 | FRAIYML ORG | | 3530 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3540 | TRANSPORT | | 3540 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3541 | AIRPORT MDL-96 | | 3541 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 3542 | BUS STAYN | | 3542 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C 3543 | TRAIN STA | | 3543 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3544 | TAXI STAND | | 3544 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C 3545 | AIRPORT MDL-00 | | 3545 | COM | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C 3550 | FUNERAL HM MDL-94 | | 3550 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use Class Code | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hgt | Wall Hgt Adjustment | Run Cost? |
|---------------------|-------------------------|------------|----------|------------|-----------------|----------------|---------------|--------------|-------------------|---------------------|-----------|
| C | 355I FUNERAL HM MDL-96 | | 355I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 3560 PROF ASSOC | | 3560 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3600 MUSEUMS | | 3600 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3610 ART GAL | | 3610 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3620 MOVIE THTR | | 3620 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 3630 DRIVEINTHT | | 3630 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3640 THEATER | | 3640 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 3650 STADIUMS | | 3650 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3660 ARENAS | | 3660 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3670 RACETRACK | | 3670 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3680 AMUSE PARK | | 3680 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3690 OTHER CULF | | 3690 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3700 BOWLING | | 3700 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 3710 ICE SKATE | | 3710 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3720 ROLLER SKT | | 3720 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3730 SWIM POOL | | 3730 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 3740 HEALTH SPA | | 3740 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3750 TENNIS CLB | | 3750 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 3760 GYMS | | 3760 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3770 OTH IN REC | | 3770 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3800 GOLF CRSE MDL-94 | | 3800 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 380V GOLF CRSE MDL-00 | | 380V | COM | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C | 3810 TENNIS ODR | | 3810 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3820 RIDING STB | | 3820 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3830 BEACHES | | 3830 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3840 MARINAS | | 3840 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3841 YACHT CLUB | | 3841 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3850 FTSHGAME | | 3850 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3860 MANUF HM PK MDL-94 | | 3860 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 386T MANUF HM PK MDL-96 | | 386I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 386R MANUF HM PK MDL-01 | | 386R | SIN | 1.00 | S25 | 1,800 | 2.50 | 14 | 0.01 | Yes |
| C | 386V MANUF HM PK MDL-00 | | 386V | NSZ | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C | 3870 YTH CAMPS | | 3870 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3880 OTHR OUTDR | | 3880 | SIN | 1.00 | S25 | 1,800 | 2.50 | 12 | 0.01 | Yes |
| C | 3890 STRUCT-61B | | 3890 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3900 DEVEL LAND MDL-96 | | 3900 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| C | 390V DEVEL LAND MDL-00 | | 390V | NSZ | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| C | 3910 POT DEVEL | | 3910 | NSZ | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C | 3920 UNDEV LAND | | 3920 | NSZ | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| C | 3930 AH-NOT 61A | | 3930 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| C | 3940 COM CONSRV EASE | | 3940 | NSZ | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use | Class Code | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table | Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|----------|------------|-------------------|------------|----------|------------|-----------------|-------|----------|---------------|--------------|--------------------|----------------------|-----------|
| E | 0902 | COUNTY | | 0902 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 0903 | MUNICIPAL | | 0903 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 0904 | PRI SCHOOL | | 0904 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 0905 | P/HOS CHAR | | 0905 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 0906 | CHURCH ETC | | 0906 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 0907 | 121A CORP | | 0907 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 0908 | HSNG AUTH | | 0908 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 0909 | RELIGIOUS | | 0909 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 0910 | CHARITABLE | | 0910 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 0920 | NON PROFIT | | 0920 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 5010 | NEOC EXEMP MDL-96 | | 5010 | COM | 1.00 | S15 | | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 501C | NEOC EXEMP MDL-94 | | 501C | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 501V | NEOC EXEMP MDL-00 | | 501V | COM | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 5110 | SB EXEMPT MDL-96 | | 5110 | COM | 1.00 | S15 | | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 5111 | SB EXEMPT MDL-94 | | 5111 | COM | 1.00 | S20 | | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 5112 | SB EXEMPT MDL-00 | | 5112 | COM | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 5224 | PEN V EX MDL-00 | | 5224 | COM | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8000 | FARM EX | | 8000 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8001 | FARM REC EX | | 8001 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8002 | FARM W/SPI EX | | 8002 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8003 | FARM W/SPI REC EX | | 8003 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8015 | UNPROD EX | | 8015 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8016 | UNPROD REC EX | | 8016 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8017 | UNPROD WET EX | | 8017 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8018 | UNPROD WET REC | | 8018 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8100 | W PINE EX | | 8100 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8101 | W PINE EX | | 8101 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8102 | W PINE EX | | 8102 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8103 | W PINE REC EX | | 8103 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8104 | W PINE REC EX | | 8104 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8105 | W PINE REC EX | | 8105 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8106 | W PINE MGD EX | | 8106 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8107 | W PINE MGD EX | | 8107 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8108 | W PINE MGD EX | | 8108 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8109 | W PINE MGD REC | | 8109 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8110 | W PINE MGD REC | | 8110 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8111 | W PINE MGD REC | | 8111 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8200 | HDWD EX | | 8200 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8201 | HDWD EX | | 8201 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8202 | HDWD EX | | 8202 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8203 | HDWD REC EX | | 8203 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8204 | HDWD REC EX | | 8204 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8205 | HDWD REC EX | | 8205 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8206 | HDWD MGD EX | | 8206 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |
| E | 8207 | HDWD MGD EX | | 8207 | NSZ | 1.00 | NSZ | | 0 | 0.00 | | | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use | Class Code | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|----------|------------|-------------------|------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| E | 8208 | HDWD MED EX | | 8208 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8209 | HDWD MED REC EX | | 8209 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8210 | HDWD MED REC EX | | 8210 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8211 | HDWD MED REC EX | | 8211 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8300 | OTHER EX | | 8300 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8301 | OTHER EX | | 8301 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8302 | OTHER EX | | 8302 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8303 | OTHER REC EX | | 8303 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8304 | OTHER REC EX | | 8304 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8305 | OTHER REC EX | | 8305 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8306 | OTHER MGD EX | | 8306 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8307 | OTHER MGD EX | | 8307 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8308 | OTHER MGD EX | | 8308 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8309 | OTHER MGD REC EX | | 8309 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8310 | OTHER MGD REC EX | | 8310 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8311 | OTHER MGD REC EX | | 8311 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 8400 | EX CU CON EASE | | 8400 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 9000 | US GOVT | | 9000 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 9010 | STATE-NH MDL-01 | | 9010 | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| E | 901C | STATE-NH MDL-94 | | 901C | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 901I | STATE-NH MDL-96 | | 901I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 901T | STATE-NH MDL-02 | | 901T | SIN | 1.00 | S35 | 428 | 4.00 | | | Yes |
| E | 901V | STATE-NH MDL-00 | | 901V | SIN | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 9022 | EXEMPT-NL MDL-01 | | 9022 | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| E | 902A | EXEMPT-NL MDL-00 | | 902A | NSZ | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 902C | COUNTY MDL-94 | | 902C | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 902I | COUNTY MDL-96 | | 902I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 902J | EXEMPT-NL MDL-94 | | 902J | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 902L | EXEMPT-NL MDL-96 | | 902L | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 902V | COUNTY MDL-00 | | 902V | NSZ | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 9030 | MUNICIPAL MDL-00 | | 9030 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 9031 | POLICE | | 9031 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 9032 | FIRE MDL-96 | | 9032 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 9033 | PUB-SCHOOL MDL-96 | | 9033 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 9035 | TOWN-PROP | | 9035 | NSZ | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 903A | EX CONDO MDL 05 | | 903A | CND | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| E | 903B | PUB-SCHOOL MDL-01 | | 903B | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| E | 903C | PUB-SCHOOL MDL-94 | | 903C | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 903I | MUNICIPAL MDL-96 | | 903I | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 903J | MUNICIPAL MDL-94 | | 903J | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 903K | MUNICIPAL MDL-06 | | 903K | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 903N | FIRE MDL-01 | | 903N | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| E | 903R | MUNICIPAL MDL-01 | | 903R | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| E | 903V | PUB-SCHOOL MDL-00 | | 903V | NSZ | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| E | 9040 | PRI SCHOOL MDL-94 | | 9040 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table | Size Adj | Standard Size | Max Size Adj | Standard Wall Height | Wall Height Adjustment | Run Cost? |
|----------|-------------|-----------------|----------|------------|-----------------|-------|----------|---------------|--------------|----------------------|------------------------|-----------|
| E | 9041 | PRI SCHOOL | MDL-96 | COM | 1.00 | S15 | 1.35 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 904R | PRI SCHOOL | MDL-01 | SIN | 1.00 | S25 | 2.50 | 1,800 | 2.50 | | | Yes |
| E | 904V | PRI SCHOOL | MDL-00 | | 1.00 | NSZ | 0.00 | 0 | 0.00 | | | Yes |
| E | 9050 | P/HOS CHAR | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 9060 | CHURCH ETC | MDL-01 | SIN | 1.00 | S25 | 2.50 | 1,800 | 2.50 | | | Yes |
| E | 906C | CHURCH ETC | MDL-94 | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 906I | CHURCH ETC | MDL-96 | COM | 1.00 | S15 | 1.35 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 906V | CHURCH ETC | MDL-00 | | 1.00 | NSZ | 0.00 | 0 | 0.00 | | | Yes |
| E | 9070 | 121A CORP | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 9080 | HSNG AUTH | MDL-94 | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 908I | HSNG AUTH | MDL-96 | COM | 1.00 | S15 | 1.35 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 9090 | RELIGIOUS | MDL-01 | SIN | 1.00 | S25 | 2.50 | 1,800 | 2.50 | | | Yes |
| E | 909C | RELIGIOUS | MDL-94 | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 909I | RELIGIOUS | MDL-96 | COM | 1.00 | S15 | 1.35 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 909V | RELIGIOUS | MDL-00 | | 1.00 | NSZ | 0.00 | 0 | 0.00 | | | Yes |
| E | 9100 | CHARITABLE | MDL-01 | SIN | 1.00 | S25 | 2.50 | 1,800 | 2.50 | | | Yes |
| E | 910C | CHARITABLE | MDL-94 | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 910I | CHARITABLE | MDL-96 | COM | 1.00 | S15 | 1.35 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| E | 910V | CHARITABLE | MDL-00 | COM | 1.00 | S15 | 1.35 | 8,000 | 1.35 | | | Yes |
| E | 9170 | UTIL ROW LIC EX | | | 1.00 | NSZ | 0.00 | 0 | 0.00 | | | Yes |
| E | 9200 | NON PROFIT | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 9300 | WATER ACCT | | | 1.00 | NSZ | 0.00 | 0 | 0.00 | | | Yes |
| E | 9400 | OPEN SPACE | | | 1.00 | NSZ | 0.00 | 0 | 0.00 | | | Yes |
| E | 9410 | EX CON EASE | | | 1.00 | NSZ | 0.00 | 0 | 0.00 | | | Yes |
| E | 9700 | EX CURRENT USE | | | 1.00 | NSZ | 0.00 | 0 | 0.00 | | | Yes |
| E | 9900 | SUB-DIV | | | 1.00 | NSZ | 0.00 | 0 | 0.00 | | | Yes |
| E | 9907 | SUB-DIV CU | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 9910 | RSA 72:36-a | | SIN | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| E | 995 | CONDOMAIN | | CND | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0400 | FACTORY | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0401 | IND WSESS | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0402 | IND OFFICE | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0403 | ACCIND MFG | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0404 | R-D FACIL | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0410 | PR IND RES | MDL-01 | SIN | 1.00 | S25 | 2.50 | 1,800 | 2.50 | | | Yes |
| I | 0411 | GYPSUMMINE | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0412 | ROCK MINE | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0413 | OTH MINES | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 041I | PR IND RES | MDL-96 | COM | 1.00 | S15 | 1.35 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 0420 | PUB TANKS | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 042I | TANKS ING | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0422 | ELEC PLANT | | COM | 1.00 | S20 | 1.65 | 4,000 | 1.65 | 12 | 0.01 | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hgt | Wall Hgt Adjustment | Run Cost? |
|----------|---------------------------|------------|----------|------------|-----------------|----------------|---------------|--------------|-------------------|---------------------|-----------|
| I | 0423 ELEC ROW | | 0423 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0424 ELECSUBSTRA | | 0424 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0425 GAS PLANT | | 0425 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0426 GAS ROW | | 0426 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0427 GAS STG | | 0427 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0428 GAS SUBSTRA | | 0428 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0430 TEL X STA | | 0430 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0431 TEL REL TW | | 0431 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0432 CBL-TV TR | | 0432 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0433 RAD/TV TR | | 0433 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0440 IND ID DV | | 0440 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0441 IND ID PO | | 0441 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 0442 IND ID UD | | 0442 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 4000 FACTORY MDL-96 | | 4000 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 400C FACTORY MDL-94 | | 400C COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 400V FACTORY MDL-00 | | 400V COM | COM | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| I | 4010 IND WHSES MDL-96 | | 4010 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 401C IND WHSES MDL-94 | | 401C COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 4010 IND WHSES MDL-06 | | 4010 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4020 IND OFFICE MDL-96 | | 4020 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4021 IND CONDO MDL-96 | | 4021 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4022 IND BLDG MDL-96 | | 4022 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 402C IND OFFICE MDL-94 | | 402C COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 402H IND BLDG MDL-06 | | 402H COM | COM | 1.00 | S15 | 8,000 | 1.35 | 12 | 0.01 | Yes |
| I | 402J IND BLDG MDL-94 | | 402J COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 4020 IND CONDO MDL-06 | | 4020 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 402R IND BLDG MDL-01 | | 402R COM | SIN | 1.00 | S25 | 1,800 | 2.50 | 14 | 0.01 | Yes |
| I | 402V IND BLDG MDL-00 | | 402V COM | COM | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| I | 4030 ACCIND MFG | | 4030 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4040 R-D FACIL | | 4040 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4100 SAND&GRAVL MDL-96 | | 4100 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 410V SAND&GRAVL MDL-00 | | 410V COM | COM | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| I | 4110 GYPSUMMINE | | 4110 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4120 ROCK MINE MDL-96 | | 4120 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 412C ROCK MINE MDL-94 | | 412C COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 4130 OTH MINES | | 4130 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4140 MISC IMPRV | | 4140 COM | NSZ | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| I | 4150 TEL X STA MDL-96 | | 4150 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 415V TEL X STA MDL-00 | | 415V COM | COM | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| I | 4160 RAD/TV TR | | 4160 COM | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 4170 UTIL ROW LIC | | 4170 COM | NSZ | 1.00 | NSZ | 0 | 0.00 | 12 | 0.01 | Yes |
| I | 4180 POLES-CONDUIT MDL-00 | | 4180 COM | COM | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| I | 4200 PUB TANKS | | 4200 COM | NSZ | 1.00 | NSZ | 0 | 0.00 | 14 | 0.01 | Yes |
| I | 4210 TANKS LNG | | 4210 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4220 ELEC PLANT MDL-96 | | 4220 COM | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|----------|-------------|-----------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| I | 422C | ELEC PLANT | MDL-94 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| I | 422V | ELEC PLANT | MDL-00 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4230 | ELEC ROW | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4240 | ELECSUBSTA | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4250 | GAS PLANT | MDL-96 | COM | 1.00 | S15 | 8,000 | 2.50 | 14 | 0.01 | Yes |
| I | 425R | GAS PLANT | MDL-01 | SIN | 1.00 | S25 | 1,800 | 1.35 | | | Yes |
| I | 425V | GAS PLANT | MDL-00 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4260 | GAS ROW | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4270 | GAS STG | | | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4280 | GAS SUBSTA | MDL-96 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 428V | GAS SUBSTA | MDL-00 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4290 | HYDRO | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4310 | TEL REL TW | | | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4320 | CHL-TV TR | | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| I | 4400 | TND LD DV | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4410 | TND LD PO | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4420 | TND LD UD | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| I | 4430 | TND CONSRV EASE | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| L | 1015 | LOUDON | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| O | 0201 | SFR OPEN | | | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| O | 0202 | WET RES PV | | | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| O | 0210 | PRI OPN SP | | | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| O | 0211 | NONPROD VC | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| O | 2010 | SFR OPEN | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| O | 2020 | WET RES PV | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| O | 2100 | NONPROD AH | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| O | 2110 | NONPROD VC | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| O | 2200 | | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| O | 2210 | | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| O | 2300 | | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| O | 2310 | | | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| P | 0501 | TND ASC TR | | | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| P | 0502 | DOM/FOR CP | | | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| P | 0503 | DOM/FOR ME | | | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| P | 0504 | PUB UTIL | | | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| P | 0505 | MCH PL/WR | | | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| P | 0506 | PIPE LINES | | | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |

Land Use Code Cost Settings CONCORD, NH

| Land Use Class Code | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|---------------------|-------------|-------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| R | 0101 | Single Fam | MDL-01 | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0102 | Condo | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0103 | MANUF HOME | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0104 | Two Family | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0105 | THREE FAM | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0106 | AC IND IMP | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0107 | | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0108 | | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0109 | MULTI HSES | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 010T | SINGLE FAM | MDL-96 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| R | 0111 | APT 4-TUNE | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0112 | APT OVER 8 | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0120 | PR RES OPN | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0121 | BOARDING HS | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0122 | FRAT/SOROR | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0123 | DORMITORY | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0124 | REC/CONVEN | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0130 | PRI RES | MDL-01 | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0131 | RES ACINPO | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0132 | RES ACINUD | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 0134 | PRI RS C/I | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 013C | PRI RES | MDL-94 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| R | 013T | PRI RES | MDL-96 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| R | 0140 | PR RES IND | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 1010 | SINGLE FAM | MDL-01 | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 1011 | SFR (NL) | MDL-01 | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 1012 | OCN FT | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 1013 | SFR WALTER | MDL-01 | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 1014 | SFR GOLF | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 1016 | DONT USE | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 101A | SFR (NL) | MDL-00 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| R | 101C | SINGLE FAM | MDL-94 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| R | 101D | SFR WALTER | MDL-02 | SIN | 1.00 | S35 | 428 | 4.00 | | | Yes |
| R | 101I | SINGLE FAM | MDL-96 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| R | 101J | SFR (NL) | MDL-94 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| R | 101L | SFR (NL) | MDL-96 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| R | 101E | SINGLE FAM | MDL-02 | SIN | 1.00 | S35 | 428 | 4.00 | | | Yes |
| R | 101V | SFR (NL) | MDL-05 | CND | 1.00 | S20 | 2,000 | 2.00 | | | Yes |
| R | 101V | SINGLE FAM | MDL-00 | NSZ | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| R | 1020 | CONDO | MDL-05 | CND | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 1021 | CONDO NL | MDL-05 | CND | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 1022 | DOCKMINITU | | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 102A | CONDO NL | MDL-00 | NSZ | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| R | 102B | CONDO NL | MDL-01 | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| R | 102C | CONDO NL | MDL-94 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use Class Code | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|---------------------|------------------------|------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| R | 1020 CONDO MDL-06 | | 1020 COM | 1.00 | | S15 | 8,000 | 1.35 | | | Yes |
| R | 102R CONDO MDL-01 | | 102R SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 102V CONDO MDL-00 | | 102V SIN | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| R | 1030 MANUF HOME | | 1030 SIN | 1.00 | | S35 | 428 | 4.00 | | | Yes |
| R | 1031 MANUF HOME MDL-02 | | 1031 SIN | 1.00 | | S35 | 428 | 4.00 | | | Yes |
| R | 103R MANUF HOME MDL-01 | | 103R SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 103U MANUF HOME MDL-05 | | 103U CND | 1.00 | | S35 | 428 | 4.00 | | | Yes |
| R | 103V MANUF HOME MDL-00 | | 103V SIN | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| R | 1040 TWO FAMILY | | 1040 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1041 TWO FAMILY | | 1041 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1042 MULTI FAM WTR FT | | 1042 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1050 THREE FAM MDL-03 | | 1050 SIN | 1.00 | | S25 | 2,200 | 4.00 | | | Yes |
| R | 1051 THREE FAM | | 1051 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 105R THREE FAM MDL-01 | | 105R SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1060 AC LND IMP MDL-01 | | 1060 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 106V AC LND IMP MDL-00 | | 106V SIN | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| R | 1070 | | 1070 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1080 | | 1080 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1090 MULTI HSES MDL-01 | | 1090 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1091 MULTI HSES MDL-01 | | 1091 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 109A MULTI HSES MDL-00 | | 109A SIN | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| R | 109V MULTI HSES MDL-00 | | 109V SIN | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| R | 1110 APT 4-7UNT MDL-03 | | 1110 SIN | 1.00 | | S25 | 2,200 | 4.00 | | | Yes |
| R | 111C APT 4-7UNT MDL-94 | | 111C COM | 1.00 | | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| R | 111R APT 4-7UNT MDL-01 | | 111R SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1220 FRAT/SOROR | | 1220 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1240 REC/CONVEN | | 1240 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1250 OTHER LIV F | | 1250 SIN | 1.00 | | S25 | 1,800 | 2.50 | | | Yes |
| R | 1300 RES ACINDV | | 1300 SIN | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| R | 1310 RES ACINPO | | 1310 SIN | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| R | 1320 RES ACINUD | | 1320 SIN | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| R | 1330 RES CONSRV EASE | | 1330 SIN | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0601 C61 TEN YR | | 0601 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0602 C61 5 YEAR | | 0602 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0610 FOREST C61 | | 0610 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0710 CRANBERRY | | 0710 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0711 TOBACCO SD | | 0711 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0712 TR CRP VEG | | 0712 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0713 FIELD CRPS | | 0713 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0714 ORCHARDS | | 0714 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0715 VINEYARDS | | 0715 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0716 TILL FORAG | | 0716 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |
| S | 0717 PROD WOOD | | 0717 | 1.00 | | NSZ | 0 | 0.00 | | | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|----------|---------------------|------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| S | 0718 PASTURE | | 0718 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0719 NURSERIES | | 0719 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0720 NONPRECID | | 0720 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0722 NONPREMETID | | 0722 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0800 RECREATION | | 0800 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0801 REC HIKE | | 0801 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0802 REC CAMP | | 0802 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0803 REC NATURE | | 0803 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0804 REC BOAT | | 0804 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0805 REC GOLF | | 0805 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0806 REC HORSE | | 0806 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0807 REC HUNT | | 0807 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0808 REC FISH | | 0808 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0809 REC AL-SKI | | 0809 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0810 REC NR-SKI | | 0810 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0811 REC SWIM | | 0811 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0812 REC PICNIC | | 0812 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0813 REC GLIDE | | 0813 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 0814 REC TARGET | | 0814 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6000 FARMLAND | | 6000 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6001 FARMLAND REC | | 6001 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6002 FARMLAND W/SPI | | 6002 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6003 FARM W/SPI REC | | 6003 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6015 UNPROD | | 6015 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6016 UNPROD REC | | 6016 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6017 UNPROD WET | | 6017 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6018 UNPROD WET REC | | 6018 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6100 W PINE | | 6100 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6101 W PINE | | 6101 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6102 W PINE | | 6102 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6103 W PINE REC | | 6103 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6104 W PINE REC | | 6104 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6105 W PINE REC | | 6105 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6106 W PINE MGD | | 6106 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6107 W PINE MGD | | 6107 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6108 W PINE MGD | | 6108 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6109 W PINE MGD REC | | 6109 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6110 W PINE MGD REC | | 6110 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6111 W PINE MGD REC | | 6111 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6200 HDWD | | 6200 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6201 HDWD | | 6201 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6202 HDWD | | 6202 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6203 HDWD REC | | 6203 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6204 HDWD REC | | 6204 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 6205 HDWD REC | | 6205 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use Class Code | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Size Adj Table | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|---------------------|-----------------------|------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| S 6206 | HDWD MGD | | 6206 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6207 | HDWD MGD | | 6207 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6208 | HDWD MGD | | 6208 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6209 | HDWD MGD REC | | 6209 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6210 | HDWD MGD REC | | 6210 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6211 | HDWD MGD REC | | 6211 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6300 | OTHER | | 6300 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6301 | OTHER | | 6301 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6302 | OTHER | | 6302 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6303 | OTHER REC | | 6303 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6304 | OTHER REC | | 6304 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6305 | OTHER REC | | 6305 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6306 | OTHER MGD | | 6306 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6307 | OTHER MGD | | 6307 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6308 | OTHER MGD | | 6308 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6309 | OTHER MGD REC | | 6309 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6310 | OTHER MGD REC | | 6310 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6311 | OTHER MGD REC | | 6311 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 6400 | CUR USE CON EASE FARM | | 6400 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7000 | REC FARM | | 7000 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7001 | REC FARM | | 7001 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7100 | CRANBERRY | | 7100 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7109 | SPT/FARM | | 7109 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7110 | TOBACCO SD | | 7110 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7120 | OT UDSTW WO/REC | | 7120 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7121 | OT UDSTW W/REC | | 7121 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7122 | OT DCSTW WO/REC | | 7122 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7123 | OT DCSTW W/REC | | 7123 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7125 | HERBS | | 7125 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7130 | WP UDSTW WO/REC | | 7130 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7131 | WP UDSTW W/REC | | 7131 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7132 | WP DCSTW WO/REC | | 7132 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7133 | WP DCSTW W/REC | | 7133 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7135 | SOD | | 7135 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7140 | FARMLAND | | 7140 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7145 | FLORAL | | 7145 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7150 | VINEYARDS | | 7150 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7160 | FARMLAND | | 7160 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7165 | GRAIN | | 7165 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7170 | HD UDSTW WO/REC | | 7170 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7171 | HD UDSTW W/REC | | 7171 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7172 | HD DCSTW WO/REC | | 7172 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7173 | HD DCSTW W/REC | | 7173 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7180 | EM WOSP/REC | | 7180 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S 7181 | EM WO/SPI W/REC | | 7181 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |

Land Use Code Cost Settings

CONCORD, NH

| Land Use Class Code | Description | Bldg Model | Bldg Use | Cost Group | Cost Adjustment | Table Size Adj | Standard Size | Max Size Adj | Standard Wall Hght | Wall Hght Adjustment | Run Cost? |
|---------------------|-----------------------|------------|----------|------------|-----------------|----------------|---------------|--------------|--------------------|----------------------|-----------|
| S | 7182 FM W/SPT WO/REC | | 7182 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7183 FM W/SPT W/REC | | 7183 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7185 FIBER | | 7185 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7190 NURSERTIES | | 7190 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7195 PLANT XMAS | | 7195 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7200 UNPRDUCTV | | 7200 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7201 REC UNPRD | | 7201 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7220 WET WO/REC | | 7220 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7221 WET W/REC | | 7221 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7230 UNPRD WO/REC | | 7230 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7231 UNPRD W/REC | | 7231 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| S | 7300 CUR USE CON EASE | | 7300 | | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| | | | | | | | | | | | |
| T | 5020 NBOC TAX MDL-96 | | 5020 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| T | 502C NBOC TAX MDL-94 | | 502C | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| T | 5020 NBOC TAX MDL-06 | | 5020 | COM | 1.00 | S15 | 8,000 | 1.35 | | | Yes |
| T | 502V NBOC TAX MDL-00 | | 502V | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| T | 5120 SB TAX MDL-96 | | 5120 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| T | 5121 SB TAX MDL-94 | | 5121 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| T | 5122 SB TAX MDL-06 | | 5122 | COM | 1.00 | S15 | 8,000 | 1.35 | | | Yes |
| T | 5123 SB TAX MDL-00 | | 5123 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| T | 5124 SB TAX MDL-01 | | 5124 | SIN | 1.00 | S25 | 1,800 | 2.50 | | | Yes |
| T | 5220 PEN V TAX MDL-96 | | 5220 | COM | 1.00 | S15 | 8,000 | 1.35 | 14 | 0.01 | Yes |
| T | 5221 PEN V TAX MDL-94 | | 5221 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |
| T | 5222 PEN V TAX MDL-06 | | 5222 | COM | 1.00 | S15 | 8,000 | 1.35 | | | Yes |
| T | 5223 PEN V TAX MDL-00 | | 5223 | COM | 1.00 | NSZ | 0 | 0.00 | | | Yes |
| | | | | | | | | | | | |
| Y | 9999 TEST | | 9999 | COM | 1.00 | S20 | 4,000 | 1.65 | 12 | 0.01 | Yes |

Concord, New Hampshire, Code of Ordinances >> TITLE IV - ZONING CODE >> CHAPTER 28 - ZONING ORDINANCE >> ARTICLE 28-2 ZONING DISTRICTS AND ALLOWABLE USES >>

ARTICLE 28-2 ZONING DISTRICTS AND ALLOWABLE USES

28-2-1 Generally.

28-2-2 Zoning Districts Established.

28-2-3 The Zoning Map.

28-2-4 Allowable Principal and Accessory Uses in Zoning Districts.

28-2-1 Generally.

Every parcel of land and any buildings or structures thereon in the City of Concord are subject to the restrictions of a Base District, as established hereinafter, and may be subject to the provisions of one or more Overlay Districts, as established hereinafter and described in Article 28-3, Overlay Districts, of this ordinance. Land, buildings, or structures shall be used only if and to the extent that a proposed use is permitted both in the Base District and any applicable Overlay District. Wherever the regulations differ between the Base and Overlay Districts, the regulations that impose the more restrictive provisions or the higher standards shall control.

28-2-2 Zoning Districts Established.

- (a) *Establishment of Districts.* All of the land in the City of Concord is hereby divided into Base Districts, as entitled hereinafter, with the district boundaries delineated on the Zoning Base District Map, as established pursuant to Section 28-2-3(a) of this ordinance. Certain lands within the City of Concord are hereby included in Overlay Districts, entitled hereinafter, and as shown on the Zoning Overlay District Maps, established pursuant to Section 28-2-3(b). The Overlay Districts are superimposed upon the Base Districts, and the provisions of each Overlay District, as enumerated in Article 28-3, Overlay Districts, of this ordinance, shall be in addition to the provisions of the Base Districts. Those Base Districts identified as Performance Districts are established in accordance with the provisions of RSA 674:21, Innovative Land Use Controls.

| | <i>Base Districts</i> |
|-----|---|
| RO | Open Space Residential District |
| RM | Medium Density Residential District |
| RS | Single-Family Residential District |
| RN | Neighborhood Residential District |
| RD | Downtown Residential District |
| RH | High Density Residential District |
| CN | Neighborhood Commercial District |
| CG | General Commercial District |
| CU | Urban Commercial District |
| CH | Highway Commercial District |
| CBP | Central Business Performance District |
| GWP | Gateway Performance District |
| OCP | Opportunity Corridor Performance District |

| | |
|-----|---|
| OFP | Office Park Performance District |
| CVP | Civic Performance District |
| IS | Institutional District |
| IN | Industrial District |
| UT | Urban Transitional District |
| | <i>Overlay Districts</i> |
| FH | Flood Hazard District |
| SP | Shoreland Protection District |
| HI | Historic District |
| WS | Penacook Lake Watershed Protection District |
| AP | Aquifer Protection District |

(b) *Purposes of the Established Districts.* The Base Districts are established for the purposes so stated hereinafter. A statement of purpose for each Overlay District is included in Article 28-3, Overlay Districts, of this ordinance.

- (1) The Open Space Residential (RO) District is established to accommodate single-family dwellings at densities not exceeding one-half ($\frac{1}{2}$) of a dwelling unit per acre in cluster developments, as well as agricultural, forestry, and low impact outdoor recreational uses outside of the Urban Growth Boundary adjacent to environmentally sensitive areas and where municipal utilities are generally not present or anticipated.
- (2) The Medium Density Residential (RM) District is established to accommodate single- and two-family dwellings, cluster developments, and planned unit developments at densities of between one and five (5) dwelling units per acre, and housing for the elderly at densities not exceeding fourteen (14) dwelling units per acre, in areas within the Urban Growth Boundary where municipal utilities are present or anticipated, with the lowest density corresponding to the absence of utilities and the greater densities corresponding to full municipal utility service.
- (3) The Single-Family Residential (RS) District is established to encompass those areas of the City that have been substantially developed under prior provisions of the Zoning Ordinance as standard or cluster subdivisions of single-family homes at densities of one and one-half ($1\frac{1}{2}$) to four and one-half ($4\frac{1}{2}$) units per acre, and to accommodate single-family dwellings and cluster developments at densities not exceeding three and one-half ($3\frac{1}{2}$) units per acre, and housing for the elderly at densities not exceeding six (6) units per acre, in areas with full municipal utility services.
- (4) The Neighborhood Residential (RN) District is established to encompass the substantially developed urban neighborhoods and village centers consisting of detached and attached dwellings at densities not exceeding ten (10) units per acre, and housing for the elderly at densities not exceeding fourteen (14) dwelling units per acre, in areas where full municipal utility services are available.
- (5) The Downtown Residential (RD) District is established to incorporate the fully developed neighborhoods of mixed residential uses surrounding the downtowns of Concord and Penacook at densities not exceeding fourteen (14) units per acre in areas with full municipal utility services.
- (6) The High Density Residential (RH) District is established to include existing multifamily and mobile home park developments located on large parcels at densities not exceeding fourteen (14) units per acre in areas with full municipal utility services.
- (7) The Neighborhood Commercial (CN) District is established to allow a range of residential uses together with small scale convenience retail and personal service

- uses within a compact area that will serve a surrounding residential neighborhood. The commercial uses permitted in this District are not intended to impose impacts of excessive traffic, noise, or light upon the neighborhood and are intended to be compatible in scale and appearance with adjacent residential uses.
- (8) The General Commercial (CG) District is established to provide for a mixture of retail, restaurant, service uses, and high density residential uses, serving a city-wide or regional market and which require access from arterial streets and proximity to limited access highways. Appearances from the street, and buffering and screening for adjacent neighborhoods are of concern for development in this District.
 - (9) The Urban Commercial (CU) District is established to recognize areas adjacent to the downtowns of Concord and Penacook as well as proximate to Downtown Residential Districts, within which are permitted a mixture of office, retail, restaurant, service, lodging, and high density residential uses. Appearance is important at these downtown entryways, as is compatibility with the abutting neighborhoods.
 - (10) The Central Business Performance (CBP) District is established to encompass the traditional downtowns of Concord and Penacook, incorporating a wide range of uses including retail, restaurant, service, entertainment, cultural, lodging, office, governmental, and high density residential uses as well as mixed use developments. The majority of uses are housed within architecturally significant 19th century structures in a pedestrian-oriented area, with little or no on-site parking, and parking is generally provided in structures and on the street. New buildings and additions to existing buildings in downtown Concord shall be designed in such a manner as to not obstruct views of the State House Dome.
 - (11) The Gateway Performance (GWP) District is established to provide for well designed, large scale commercial development along arterial streets at entrances to the City. Permitted uses will be predominantly commercial and may include both individual and mixed use developments of retail, restaurant, service, and office uses. Fully serviced by municipal utilities, the uses developed within this District are expected to adhere to high standards for appearance in order to ensure that the gateways to the City are attractive and functional. Buffering and screening for adjacent neighborhoods are of concern for development at the edges of this District.
 - (12) The Opportunity Corridor Performance (OCP) District is established for the economic redevelopment of under utilized urban properties located between downtown Concord's Central Business Performance (CBP) District and Interstate 93, as well as in other former brownfield locations in the City. The range of permissible uses, including retail, restaurant, service, and office, are intended to reinforce, but not compete with the CBP District as a retail, office, and government center. High density residential uses may be allowed immediately adjacent to the CBP Districts in downtown Concord and Penacook. Development design standards for buildings and signs in the District should improve the visual character of the City as seen from the highway, provide an inviting entryway to the City's historic downtowns, and incorporate screening for adjacent neighborhoods. New buildings and additions to existing buildings in the OCP District adjacent to downtown Concord shall be designed in such a manner as to not obstruct views of the State House Dome.
 - (13) The Office Park Performance (OFF) District is established to provide for the large scale, integrated development of professional offices, and research and development facilities. The design standards should provide for a unified plan of development as an office park or campus-style setting. There should be an emphasis on the quality of architectural design of buildings which are to be compatible with their natural

surroundings and adequately screened from any adjacent neighborhoods. Standards should also ensure the provision of full municipal utility services and access to the City's collector and arterial streets.

- (14) The Civic Performance (CVP) District is established in an area between Concord's Central Business (CBD) District and the surrounding Downtown Residential (RD) District to accommodate federal, state, county, and local offices, together with cultural and high density residential uses. The District is intended to provide for a mixture of new and traditional architecture in a pedestrian environment, while ensuring the availability of an adequate supply of parking, including structures and on-street.
- (15) The Institutional (IS) District is established to accommodate large scale governmental, educational, healthcare, and cultural facilities together with medical and professional offices and high density residential uses in buildings of high quality architectural design, and within well landscaped environs. All uses in the IS District shall have full municipal utility services and access to the City's collector and arterial streets and to limited access highways.
- (16) The Industrial (IN) District is established for the development of manufacturing, research and development facilities, wholesaling, warehousing, distribution, and offices, wherein full municipal utility services are available as is access to the City's collector and arterial streets, and adequate screening is provided for adjacent neighborhoods. Access may also be available to rail or air transportation within the IN District.
- (17) The Urban Transitional (UT) District is established to recognize areas of mixed use between established residential neighborhoods and existing commercial development wherein existing buildings and lots will be allowed to be converted to office, personal service, and high density residential uses, in a manner which will buffer and otherwise insulate the residential neighborhood from the traffic, visual, light, noise, and other impacts associated with the commercial development.
- (18) The Highway Commercial (CH) District is established to provide for a mixture of uses including retail, office, restaurant, and service uses, as well as motor vehicle sales and repair uses, serving a city-wide or regional market, located along arterial and collector roads and in proximity to limited access highways, and with municipal utility services fully available. Appearances from the street, and buffering and screening for adjacent neighborhoods are of concern for development in this District.

(Ord. No. 2666, § 1, 3-12-07; Ord. No. 2808, § 1, 12-13-10; Ord. No. 2842, §§ 1, II, VII, 8-8-11)

28-2-3 The Zoning Map.

The Zoning Map shall consist of a set of maps including the Zoning Base District Map and certain Overlay District Maps, the originals of which shall be kept in the Office of the City Clerk, and shall bear the City Seal and the signature of the Mayor, as attested to by the City Clerk.

- (a) *The Zoning Base District Map.* The Zoning Base District Map shall display the boundaries of all of the Base Districts and of certain Overlay Districts, as established in Section 28-2-2(a), within the City of Concord;
- (b) *The Zoning Overlay District Maps.* The Zoning Overlay District Maps are a series of topical maps displaying those Overlay Districts that are not otherwise displayed on the Zoning Base District Map, as follows:
 - (1) The boundaries of, and special limits within, the Flood Hazard (FH) District shall be as specified hereinafter:

- a. The FH District adjacent to the Merrimack River is shown on thirty-two (32) consecutively numbered sheets entitled "The Flood Plain— Floodway Zoning Maps of the City of Concord, New Hampshire", known or referred to herein as the "Corps of Engineers Maps". These sheets are more particularly described as thirty-two sheets marked with the following inscription: "Compiled by James W. Sewall Co., Old Town, Maine - controlled by E. N. Roberts, Concord, New Hampshire and James W. Sewall Co., Old Town, Maine, Date of Photography: 11-13-66"; and
- b. For those areas of the City adjacent to the Merrimack River which are not otherwise displayed on the maps noted in Section 28-2-3(b)(1), and for all other areas of the City adjacent to surface waters other than the Merrimack River, the FH District is shown on the Flood Insurance Rate Map (known or referred to herein as the "FIRM") for the County of Merrimack, New Hampshire, published by the Federal Emergency Management Agency on April 21, 2008, with an effective date of April 19, 2010, and consisting of those portions of the following panels located within the City of Concord: 336, 337, 345, 318, 319, 338, 339, 343, 365, 506, 507, 526, 527, 531, 532, 551, 552, 510, 530, 533, 534, 553, 540, 541, 542, 561 or 705, together with any official amendments and revisions thereto;
 - (2) The Shoreland Protection Map delineates the limits of the areas subject to the Shoreland Protection (SP) District;
 - (3) The Historic District Map displays the limits of land subject to the Historic (HI) District; and
 - (4) The Aquifer Protection District Map displays the limits of land subject to the Aquifer Protection (AP) District.
- (c) *Amendments to the Zoning Map.* Amendments to the Zoning Map shall be considered in accordance with the provisions of Article 28-10, Amendments, of this ordinance.
- (d) *Interpretation of District Boundaries.* The location of District boundaries shall be as shown on the Official Zoning Maps or as otherwise described in this ordinance. Where any uncertainty exists with respect to the boundary of any District as shown on the Zoning Base District or Overlay District Maps, the following rules shall apply:
 - (1) Where a boundary is indicated as a highway, street, alley, railroad, utility right-of-way, watercourse or City boundary, it shall be construed to be the centerline thereof or such City boundary;
 - (2) Where a boundary is indicated as approximately parallel to a highway, street, alley, railroad, utility right-of-way, watercourse or City boundary, it shall be construed as parallel thereto at such distance from the edge of the right-of-way thereof as shown on the Zoning Maps;
 - (3) Where a boundary coincides within ten (10) feet or less with a lot line, the boundary shall be construed to be the lot line; and
 - (4) If no dimension is given on the Zoning Maps, the location of any boundary shall be determined by the Code Administrator by use of the graphic scale shown on the Zoning Maps.
- (e) *Lots Transected by a District Boundary.* When an existing lot of record is transected by a zoning district boundary which was established at the effective date of this Ordinance, the regulations of this Ordinance that are applicable to the larger part by

area of such lot may, at the option of the owner, be deemed to govern the smaller part of the lot beyond such district boundary but only to an extent of not more than forty (40) linear feet in depth beyond such zoning district boundary.

- (f) *Lots Transected by a Municipal Boundary.* Where a lot is situated in part in the City of Concord and in part in an adjacent municipality, the entire lot shall be considered as if it were situated within the applicable zoning district in the City of Concord.

(Ord. No. 2751, § I, 5-11-09; Ord. No. 2784, § I, 3-8-10; Ord. No. 2808, § II, 12-13-10)

28-2-4 Allowable Principal and Accessory Uses in Zoning Districts.

- (a) *Uses Permitted by Right.* A use denoted by the letter "P" within a zoning district, as set forth in Section 28-2-4(j), Table of Principal Uses, and Section 28-2-4(k), Table of Accessory Uses, of this ordinance, is a use permitted by right in that district, subject to all other applicable sections of this ordinance and other local, state, and federal laws, rules and regulations.
- (b) *Uses Permitted by Special Exception.* A use denoted by the letters "SE" within a zoning district, as set forth in Section 28-2-4(j), Table of Principal Uses, and Section 28-2-4(k), Table of Accessory Uses, of this ordinance, is a use which may be authorized by special exception in that district, subject to all other conditions of approval as specified in this ordinance. The Board of Adjustment may grant special exceptions in accordance with the procedures and conditions set forth in Section 28-9-3, Decisions by the Board of Adjustment, of this ordinance, subject to all other applicable sections of this ordinance and other local, state, and federal laws, rules and regulations.
- (c) *Uses Permitted by Conditional Use Permit.* A use denoted by the letters "CU" within a zoning district, as set forth in Section 28-2-4(j), Table of Principal Uses, and Section 28-2-4(k), Table of Accessory Uses, of this ordinance, is a use which may be authorized by a conditional use permit in that district, subject to all other conditions of approval for such as specified in this ordinance. The Planning Board may grant a conditional use permit in accordance with the procedures and conditions set forth in Section 28-9-4, Decisions by the Planning Board, of this ordinance, subject to all other applicable sections of this ordinance and other local, state, and federal laws, rules and regulations.
- (d) *Uses Not Permitted.* A use denoted by a dashed line (—) within a zoning district, as set forth in Section 28-2-4(j), Table of Principal Uses, and Section 28-2-4(k), Table of Accessory Uses, of this ordinance, is a use which is not permitted in that district.
- (e) *Administrative Classification of Uses Not Specified or Changes in Use.*
- (1) In the event that a proposed use is not specified in the Section 28-2-4(j), Table of Principal Uses, or Section 28-2-4(k), Table of Accessory Uses, of this ordinance, or where a change is proposed from a permitted use to another use, the Code Administrator is authorized to render a decision on the classification of said use. Any determination involving a nonconforming use shall be made pursuant to Article 28-8, Nonconforming Lots, Uses, and Structures, of this ordinance.
 - (2) In reaching a decision on the classification of a use, the Code Administrator shall consider the similarity of the proposed use to other uses included in the Table of Principal Uses and the Table of Accessory Uses, in terms of the characteristics, function, or the intensity of the use. The Code Administrator may also consider the similarity of a proposed nonresidential use to the hierarchy of nonresidential uses as developed by the U. S. Department of Labor, Standard Industrial Classification (SIC) system.
 - (3)

- The Code Administrator shall render a decision which indicates an administrative classification of the proposed use or change in use, and that said use is either a use which is permitted by right; or is a use which requires a special exception, conditional use permit, or other approval; or is a use which is not permitted under this ordinance.
- (4) Appeals of any such determination of an administrative classification shall require an appeal to the Board of Adjustment under the procedures set forth in Section 28-9-3, Decisions by the Board of Adjustment, of this ordinance.
- (5) A change in use from one nonconforming use to another nonconforming use shall require a special exception from the Board of Adjustment, subject to the review criteria established in Article 28-8, Nonconforming Lots, Uses and Structures, of this ordinance.
- (f) *Development Design and Supplemental Standards.* Certain uses set forth in Sections 28-2-4(j), Table of Principal Uses, and Section 28-2-4(k), Table of Accessory Uses, of this ordinance, are subject to specific conditions and standards contained in Articles 28-4 and 28-5, Development Design Standards and Supplemental Standards, respectively, of this ordinance. The section number of the applicable design or supplemental standards pertaining to a use is indicated in the extreme right hand columns of the Table of Principal Uses and the Table of Accessory Uses, under the heading "Development Design and Supplemental Standards". The referenced standards shall apply to all such uses in all zoning districts in which the use is located, regardless of whether the use is permitted by right, special exception, or conditional use permit. Uses subject to development design and supplemental standards are subject to all other applicable sections of this ordinance and other local, state, and federal laws, rules and regulations.
- (g) *All Uses Subject to Overlay District Provisions.* In addition to the use regulations which pertain to the base districts designated within Section 28-2-4(j), Table of Principal Uses, and Section 28-2-4(k), Table of Accessory Uses, of this ordinance, certain regulations and procedures for overlay districts are set forth in Article 28-3, Overlay Districts, of this ordinance. Uses which are authorized by the Table of Principal Uses and the Table of Accessory Uses, may be further restricted or prohibited entirely if they are also located within one or more overlay districts. Wherever there is a conflict between the provisions of an overlay district and a base district, the provision which imposes the greater restriction or the higher standard shall control.
- (h) *Multiple Principal Uses on a Single Lot.* For all nonresidential uses, and for residential uses including three (3) or more dwelling units, multiple principal uses may be established on a single lot to the extent that such uses are authorized within Section 28-2-4(j), Table of Principal Uses, of this ordinance, for the district in which the lot is located. More than one single-family dwelling may be located on a single lot only pursuant to Section 28-4-7, Cluster Development, of this ordinance. More than one single-family dwelling and more than one two-family dwelling may be located on a single lot only pursuant to Section 28-4-8, Planned Unit Development, of this ordinance. More than one manufactured home may be located on a single lot only pursuant to Section 28-4-6(g), Development Standards for a Manufactured Housing Park, of this ordinance. The establishment of multiple principal uses shall be subject to all the requirements of this ordinance as they pertain to each individual use, including applicable development design and supplemental standards for each use, and to the granting of special exceptions or conditional use permits if such are required.
- (i) *Subdivision and Site Plan Approval.* The subdivision of land is subject to the approval of the Planning Board in accordance with the provisions of the Subdivision Regulations. The development of certain residential and nonresidential projects is subject to approval in accordance with the provisions of Section 28-9-4(d), Site Plan Review, of this ordinance, and

the Site Plan Review Regulations. All uses permitted within base districts that are designated as Performance Districts shall be subject to site plan review. Other projects for which site plan review is required are enumerated in Section 28-9-4(d), Site Plan Review, of this ordinance. The application for a conditional use permit from the Planning Board under this ordinance may be undertaken simultaneously with the site plan or subdivision approval process, as applicable, under the provisions of Section 28-9-4(b), Conditional Use Permits, of this ordinance.

(j) *Table of Principal Uses.* In the base districts established under Section 28-2-2, Zoning Districts Established, of this ordinance, no building, structure, or land shall be used or occupied except as set forth hereinafter in the Table of Principal Uses, subject to all other provisions and standards of this ordinance, and other local, state and federal laws, rules and regulations. The Table of Principal Uses is organized according to a functional and economic classification of land uses, as follows:

- A. Residential
- B. Educational and Institutional
- C. Services - Entertainment and Recreation
- D. Services - Personal and Business
- E. Services - Medical
- F. Services - Financial and Professional
- G. Services - Lodging and Meeting Facilities
- H. Retail Trade
- I. Restaurants, Eating, and Drinking Places
- J. Motor Vehicle Sales and Service
- K. Transportation, Communications, and Utilities
- L. Manufacturing and Construction
- M. Agricultural

(k) *Table of Accessory Uses.* In the base districts established under Section 28-2-2, Zoning Districts Established, of this ordinance, no accessory building or structure shall be constructed, used, or occupied, and no accessory use of land shall be established except as set forth hereinafter in the Table of Accessory Uses, subject to all other provisions and standards of this ordinance, and other local, state and federal laws, rules and regulations. The Table of Accessory Uses is organized according to a functional relationship to principal uses, as follows:

- A. Accessory to a Principal Residential Use
- B. Accessory to a Principal Nonresidential Use
- C. Accessory to Any Principal Use

TABLE OF PRINCIPAL USES

| | | BASE DISTRICTS | | | | | | | | | | | | |
|----------------|---------------------------------|----------------|-----------------|------------------|----------------|---------------|-----------------|----------------|-------|-------|-------------|------------------|---------|------------------|
| | | Residential | | | | | Commercial | | | | Performance | | | |
| PRINCIPAL USES | | open space | medm density | single family | neigh- brhd | down- town | high density | neigh- brhd | genrl | urban | hwy | centrl busnss | gateway | opprty corrdr |
| Use # | Use Category and Description | RO | RM | RS | RN | RD | RH | CN | CG | CU | CH | CBP | GWP | OCP |
| A | RESIDENTIAL | | | | | | | | | | | | | |

| | | | | | | | | | | | | | | |
|----------|--|----|----|----|----|----|----|---|---|----|---|---|---|---|
| 1 | Single-family detached dwelling | P | P | P | P | P | P | P | - | - | - | - | - | - |
| 2 | Duplex or two-family dwelling | - | P | - | P | P | P | P | - | - | - | - | - | - |
| 3 | Attached dwellings | - | - | - | P | P | P | - | P | P | - | - | - | - |
| 4 | Multifamily dwellings | - | - | - | - | P | P | P | P | P | - | P | - | P |
| 5 | Manufactured housing subdivision | - | - | - | P | P | P | - | - | - | - | - | - | - |
| 6 | Manufactured housing park | - | - | - | CU | CU | CU | - | - | - | - | - | - | - |
| 7 | Cluster development | P | P | P | P | - | - | - | - | - | - | - | - | - |
| 8 | Planned unit development | - | P | - | P | - | P | - | - | - | - | - | - | - |
| 9 | Conversion of a residential building to accommodate not more than five (5) units | - | - | - | P | P | P | P | - | P | - | - | - | - |
| 10 | Multifamily dwelling units for the elderly including congregate dwelling units | - | P | P | P | P | P | - | P | P | - | P | - | P |
| 11 | Assisted living residence | - | P | - | P | P | P | - | - | P | - | - | - | - |
| 12 | Residential social service center | - | CU | - | CU | CU | CU | - | - | CU | - | - | - | - |
| 13 | Rooming house | - | - | - | - | SE | - | - | - | SE | - | - | - | - |
| 14 | Conversion of a nonresidential building to accommodate one or more dwelling unit | - | - | - | - | P | P | P | P | P | - | P | - | P |
| 15 | Single-family dwellings in a standard (noncluster) subdivision | CU | P | P | P | P | P | P | - | - | - | - | - | - |
| B | EDUCATIONAL AND INSTITUTIONAL | | | | | | | | | | | | | |
| 1 | Elementary and secondary schools | - | P | P | P | P | P | - | - | - | - | - | - | - |
| 2 | Residential post secondary schools or colleges with dormitories | - | - | - | - | - | - | - | - | - | - | - | - | P |
| 3 | Nonresidential post secondary schools or colleges | - | - | - | - | - | - | - | - | P | - | P | - | P |
| 4 | Child day care facility or nursery school | - | SE | SE | SE | SE | SE | P | - | P | - | P | P | P |
| 5 | Adult day care facility | - | SE | SE | SE | SE | SE | P | - | P | - | P | P | P |
| 6 | Social service center | - | - | - | - | - | - | - | - | P | - | P | - | - |
| 7 | Churches, synagogues, and places of religious worship | - | SE | SE | SE | SE | SE | - | - | CU | - | - | - | - |
| 8 | Monasteries and convents | - | SE | - | SE | P | P | - | - | P | - | - | - | - |
| 9 | Cemeteries | P | P | P | - | - | - | - | - | - | - | - | - | - |
| 10 | Libraries and museums | - | - | - | - | - | - | - | - | P | - | P | - | P |
| 11 | Historic property used as a visitor attraction | SE | SE | SE | SE | SE | SE | P | P | P | - | P | P | P |
| 12 | Nonprofit environmental education or conservation center | CU | CU | - | - | - | - | - | - | - | - | - | - | - |
| 13 | Private membership fraternal and social organization or club | - | - | - | - | - | - | - | P | P | P | P | - | - |
| 14 | Community center | - | SE | SE | SE | SE | SE | P | - | P | - | P | - | - |
| C | SERVICES—ENTERTAINMENT AND RECREATION | | | | | | | | | | | | | |

| | | | | | | | | | | | | | | |
|--|--|----|----|---|----|----|----|----|----|----|----|---|---|---|
| 1 | Concert halls or indoor theaters | - | - | - | - | - | - | - | P | P | P | P | P | P |
| 2 | Dance or music school or studio | - | - | - | - | - | SE | - | P | P | P | P | P | P |
| 3 | Commercial indoor recreational facility including bowling alleys, billiards halls, and similar uses | - | - | - | - | - | - | - | P | P | P | P | P | P |
| 4 | Privately owned indoor health and fitness center | - | - | - | - | - | SE | - | P | P | P | P | P | P |
| 5 | Privately owned outdoor recreation facility including golf courses, tennis courts, or swimming pools | CU | CU | - | - | - | - | - | - | - | - | - | - | P |
| 6 | Publicly owned indoor or outdoor recreational facility | P | P | P | P | P | P | P | - | P | - | P | - | P |
| 7 | Campgrounds and youth camps | CU | - | - | - | - | - | - | - | - | - | - | - | - |
| D SERVICES—PERSONAL AND BUSINESS | | | | | | | | | | | | | | |
| 1 | Service uses occupying up to 5,000 square feet of gross floor area | - | - | - | - | - | - | - | P | P | P | P | P | P |
| 2 | Service uses occupying more than 5,000 square feet of gross floor area | - | - | - | - | - | - | - | P | P | P | P | P | P |
| 3 | Mortuary or funeral home | - | - | - | - | - | - | - | CU | CU | CU | - | - | - |
| 4 | Crematory | - | - | - | - | - | - | - | - | - | - | - | - | - |
| E SERVICES—MEDICAL | | | | | | | | | | | | | | |
| 1 | General hospitals | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 2 | Nursing homes | - | - | - | SE | SE | P | - | - | - | - | - | - | - |
| 3 | Offices of healthcare practitioners including clinics and outpatient healthcare | - | - | - | - | - | - | CU | P | P | P | P | P | P |
| 4 | Medical and dental laboratories | - | - | - | - | - | - | - | P | P | P | - | - | - |
| F SERVICES—FINANCIAL AND PROFESSIONAL | | | | | | | | | | | | | | |
| 1 | Banking, and general business, financial, professional, and governmental offices | - | - | - | - | - | - | CU | P | P | P | P | P | P |
| 2 | Expansion of an existing office use | - | - | - | - | - | - | P | P | P | P | P | P | P |
| G SERVICES—LODGING AND MEETING FACILITIES | | | | | | | | | | | | | | |
| 1 | Hotels or motels | - | - | - | - | - | - | - | P | P | P | P | P | P |
| 2 | Inn | - | - | - | - | - | SE | - | P | P | P | P | P | P |
| 3 | Bed and breakfast | - | - | - | SE | SE | SE | P | - | - | - | - | - | - |
| 4 | Conference, trade, or convention center | - | - | - | - | - | - | - | - | P | - | P | P | P |
| H RETAIL TRADE (except motorized vehicle and restaurant uses) | | | | | | | | | | | | | | |
| 1 | Sales of goods and merchandise within an establishment occupying up | - | - | - | - | - | - | - | P | P | P | P | P | P |

| | | | | | | | | | | | | | | | |
|--|---|----|----|----|----|----|----|----|----|----|----|----|----|----|----|
| 8 | Sale and installation of parts and accessories including tires, mufflers, and glass | - | - | - | - | - | - | - | - | P | CU | P | - | - | - |
| K TRANSPORTATION, COMMUNICATIONS, AND UTILITIES | | | | | | | | | | | | | | | |
| 1 | Public or commercial parking lot | - | - | - | - | - | - | - | - | P | P | P | - | - | P |
| 2 | Public or commercial parking structure | - | - | - | - | - | - | - | - | - | CU | - | P | P | P |
| 3 | Bus, taxi, or railroad passenger station | - | - | - | - | - | - | - | - | P | P | P | P | P | P |
| 4 | Truck or rail freight terminal | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 5 | Airport; passenger and air freight terminals | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 6 | Heliport | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 7 | Warehousing, or wholesale storage and distribution facilities | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 8 | Bulk fuel storage for distribution | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 9 | Wireless telecommunications equipment | CU |
| 10 | Radio or TV stations and studios; telecommunications buildings | - | - | - | - | - | - | - | - | P | P | P | P | P | P |
| 11 | Essential public utilities and appurtenances | CU | P | P | P |
| 12 | Municipal and other governmental and public works facilities | CU | P | CU | P | P | P | P |
| 13 | Public bus shelters | P | P | P | P | P | P | P | P | P | P | P | P | P | P |
| L MANUFACTURING AND CONSTRUCTION | | | | | | | | | | | | | | | |
| 1 | Manufacturing, fabrication, and assembly industries | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 2 | Materials research and testing laboratories | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 3 | Biotechnology | - | - | - | - | - | - | - | - | - | - | - | - | - | - |

| | | | | | | | | | | | | | | | | | | |
|----------|--|----|----|---|---|---|---|---|---|----|---|----|---|---|---|---|---|---|
| 4 | Materials recycling and processing | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 5 | Printing and publishing | - | - | - | - | - | - | - | - | P | P | - | - | - | - | - | - | - |
| 6 | Food processing, wholesale bakery, and bottling of beverages | - | - | - | - | - | - | - | - | CU | - | - | - | - | - | - | - | - |
| 7 | Building contractor yards including outside storage of equipment and materials | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 8 | Construction trades shop with no outside storage | - | - | - | - | - | - | - | - | P | - | - | - | - | - | - | - | - |
| 9 | Excavation of earth materials or quarrying of stone | CU | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 10 | Dry cleaning plant | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 11 | Office/warehousing/industrial-flex use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| M | AGRICULTURAL | | | | | | | | | | | | | | | | | |
| 1 | Agricultural and horticultural operations except aquaculture | P | P | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 2 | Raising and harvesting of fish and other aquaculture products | SE | SE | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 3 | Raising of poultry, and raising or keeping of livestock other than swine | P | SE | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 4 | Raising or keeping of swine | SE | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 5 | Silvicultural operations and tree farms | P | P | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 6 | Stables and equestrian centers | P | SE | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 7 | Commercial greenhouses and nurseries | SE | SE | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 8 | Commercial kennel | SE | - | - | - | - | - | - | - | CU | - | CU | - | - | - | - | - | - |
| 9 | Veterinary hospital | SE | SE | - | - | - | - | - | - | P | - | P | - | - | - | - | - | - |
| 10 | Nursery | P | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 11 | Raising or keeping of bees | P | SE | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |

(Ord. No. 2463, §§ II, III, 2-18-03; Ord. No. 2665, § I, 2-12-07; Ord. No. 2666, § I, 3-12-07; Ord. No. 2837, § I, 7-11-11; Ord. No. 2842, §§ IV, VIII, 8-8-11; Ord. No. 2843, § II, 9-12-11; Ord. No. 2851, §§ I, II, 10-11-11; Ord. No. 2890, §§ II, III, 8-13-12)

TABLE OF ACCESSORY USES

| | | BASE DISTRICTS | | | | | | | | | | | | | | | |
|---|---|----------------|--------------|---------------|------------|-----------|--------------|------------|------|-------|-----|---------------|---------|--------------|-------------|-------|--------|
| | | Residential | | | | | | Commercial | | | | Performance | | | | Other | |
| ACCESSORY USES | | open space | medm density | single family | neigh-brhd | down-town | high density | neigh-brhd | genl | urban | hwy | centrl busnss | gateway | opprty corrd | office park | civic | instit |
| Use # | Use Category and Description | RO | RM | RS | RN | RD | RH | CN | CG | CU | CH | CBP | GWP | OCP | OPF | CVP | IS |
| A ACCESSORY TO A PRINCIPAL RESIDENTIAL USE | | | | | | | | | | | | | | | | | |
| 1 | Child day care facility | SE | SE | SE | SE | SE | SE | SE | - | - | - | - | - | - | - | P | P |
| 2 | Minor home occupation | P | P | P | P | P | P | P | P | P | - | P | - | P | - | P | P |
| 3 | Major home occupation | SE | SE | SE | SE | - | SE | SE | - | - | - | - | - | - | - | P | SE |
| 4 | Use of a portion of a dwelling or accessory building in conjunction with an off-premises occupation | SE | SE | SE | SE | - | SE | SE | - | - | - | - | - | - | - | - | SE |
| 5 | Garage, carport, or parking space | P | P | P | P | P | P | P | P | P | - | P | - | P | - | P | P |
| 6 | Accessory buildings and facilities such as a toolshed, greenhouse, swimming pool, or tennis court | P | P | P | P | P | P | P | P | P | - | P | - | - | - | P | P |
| 7 | Keeping of pets | P | P | P | P | P | P | P | P | P | - | P | - | P | - | P | P |
| 8 | Outdoor storage of recreational equipment | P | P | P | SE | SE | SE | SE | SE | P | - | - | - | - | - | - | P |
| 9 | Outdoor storage of recreational vehicles | P | P | SE | SE | SE | SE | SE | SE | P | - | - | - | - | - | - | P |
| 10 | Parking for one commercial vehicle | SE | SE | - | SE | SE | SE | SE | - | - | - | - | - | - | - | - | SE |

| | | | | | | | | | | | | | | | | | | |
|--|---|----|----|----|----|----|----|----|----|---|----|---|---|---|---|----|---|----|
| 11 | Keeping of chickens | P | P | P | P | P | P | - | - | P | - | - | - | - | - | - | P | P |
| 12 | Keeping of bees | P | P | P | P | SE | - | - | - | - | - | - | - | - | - | - | - | P |
| B ACCESSORY TO A PRINCIPAL NONRESIDENTIAL USE | | | | | | | | | | | | | | | | | | |
| 1 | Child day care facility | - | SE | SE | SE | SE | SE | SE | P | P | P | P | P | P | P | P | P | P |
| 2 | Parking lot | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P |
| 3 | Parking structure | - | - | - | - | - | - | - | P | P | P | P | P | P | P | P | P | P |
| 4 | Outdoor recreation facilities including swimming pools, athletic fields, basketball and tennis courts | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P |
| 5 | Dwelling unit for resident caretaker or security personnel | - | - | - | - | - | - | - | SE | - | SE | - | P | P | P | - | - | - |
| 6 | Outside display and sales of merchandise accessory to a principal retail use | - | - | - | - | - | - | - | P | P | P | - | P | P | - | - | - | - |
| 7 | Outside storage of materials and inventory | - | - | - | - | - | - | - | CU | - | CU | - | - | - | - | - | - | - |
| 8 | Farm market or stand, roadside stand, or pick-your-own farm | P | SE | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 9 | Retail sales accessory to a principal manufacturing or wholesale use | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 10 | Helicopter landing pad | - | - | - | - | - | - | - | - | - | - | - | - | - | - | CU | - | CU |
| 11 | Residence for seasonal employees of a principal agricultural use | CU | CU | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| C ACCESSORY TO ANY PRINCIPAL USE | | | | | | | | | | | | | | | | | | |

| | | | | | | | | | | | | | | | | | |
|---|--|----|----|---|---|---|---|---|---|---|---|---|---|----|---|---|----|
| 1 | Signs | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P |
| 2 | Wall, fence, or other screening | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P | P |
| 3 | Dock or pier | CU | CU | - | - | - | - | - | - | - | - | - | - | CU | - | - | CU |
| 4 | Tilling of soil for the growing of crops and horticultural commodities | P | P | P | P | P | P | P | P | P | - | P | P | P | P | P | P |
| 5 | Reserved | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| 6 | Small wind energy system | P | P | P | P | P | P | P | P | P | - | P | P | P | P | P | P |

(Ord. No. 2771, § I, 10-13-09; Ord. No. 2842, § V, 8-8-11; Ord. No. 2856, § III, 11-14-11; Ord. No. 2860, § II, 12-12-11; Ord. No. 2890, §§ IV—VI, 8-13-12)

Concord, New Hampshire, Code of Ordinances >> TITLE IV - ZONING CODE >> CHAPTER 28 - ZONING ORDINANCE >> ARTICLE 28-4 DEVELOPMENT DESIGN STANDARDS >>

ARTICLE 28-4 DEVELOPMENT DESIGN STANDARDS

28-4-1 Dimensional Standards.

28-4-2 Buffer Requirements for Residential District Boundaries.

28-4-3 Wetland Buffers and Setbacks.

28-4-4 Buffers to Bluffs.

28-4-5 Development of Attached and Multifamily Dwellings.

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28-4-8 Planned Unit Development (PUD).

28-4-1 Dimensional Standards.

- (a) **Generally.** Land shall be subdivided, buildings or structures shall be constructed, and uses shall be established only in conformance with the dimensional and design standards set forth hereinafter in this Section, except as otherwise provided in this Article, in Article 28-5, Supplemental Standards, and in Article 28-8, Nonconforming Lots, Uses, and Structures, of this ordinance. The dimensional and design standards contained elsewhere in this article and in Article 28-5 shall supersede the standards in this Section only for those uses so specified and under the circumstances so specified.
- (b) **Minimum Lot Size.** No buildings or structures shall be constructed and no use shall be established on a lot having less total area and less buildable land area than the minimum amounts indicated in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance. Where a lot is not served by a municipal sewer system and an on-site subsurface disposal system is required, the lot size shall not be less than the larger of either the area required by the New Hampshire Department of Environmental Services (NHDES)-Water Division (WD), or the minimum lot size specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance.
- (c) **Minimum Lot Frontage.** No buildings or structures shall be constructed, and no use shall be established, on a lot having less frontage than the minimum dimension indicated in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance. Minimum lot frontage shall be a continuous, unbroken line along one street. The minimum lot frontage dimension must be maintained within the lot as a minimum lot width to a depth of fifty (50) feet from the front lot line. In the case of lots fronting on a cul-de-sac, or fronting on a street in an arc of a curve with a radius of three hundred (300) feet or less, the minimum frontage may be reduced to fifty (50) feet, provided that the required minimum frontage dimension for the applicable district is observed as the minimum lot width at the required front yard setback line.
- (d) **Minimum Yard Requirements.** No principal buildings or structures shall be constructed on any portion of a lot that lies within a minimum required front, rear, or side yard, the dimensions of which are indicated in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance. Projections into required yards, including balconies, bay windows, open

terraces, attached decks, steps, stoops, window sills, eaves, chimneys, and fire escapes are permitted to the extent that the projection does not exceed two (2) feet.

- (1) *Front Yard.* The minimum front yard within a lot shall be that portion of the lot between the front lot line and a line parallel to the front lot line at a distance from said front lot line as specified in Section 28-4-1(h). Where a lot is a corner lot or otherwise has multiple street frontages, front yard dimensions shall be observed adjacent to all such frontages, and side yard dimensions shall be observed adjacent to all other lot lines.
 - (2) *Rear Yard.* The minimum rear yard within a lot shall be that portion of the lot between the rear lot line and a line parallel to the rear lot line at a distance from said rear lot line as specified in Section 28-4-1(h).
 - (3) *Side Yard.* The minimum side yards within a lot shall be those portions of a lot between side lot lines and lines parallel to the side lot lines at a distance from said side lot lines as specified in Section 28-4-1(h).
- (e) *Maximum Lot Coverage.* No buildings, structures, or impervious surfaces or combination thereof shall be constructed on a lot such that the area of the lot covered by buildings, structures, and impervious surfaces, when calculated as a percentage of the total lot area, shall exceed the percentage as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance.
- (f) *Maximum Height of Buildings or Structures.* Except as otherwise specified herein, no buildings or structures shall be constructed in excess of the maximum height as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance. The height of buildings and structures is further subject to the following provisions:
- (1) The height of a building or structure shall be determined by measuring the vertical distance between the average ground level around the perimeter of the building or structure, and either the highest point of the roof beam of a flat roof, the mean level of the highest gable of a sloping roof, or the highest point on a structure.
 - (2) No building or structure shall be constructed so as to penetrate the approach surfaces to runways as displayed on the official airport approach plan for the Concord Airport as adopted pursuant to RSA 424:3, Preparation of Airport-Approach Plans, by the New Hampshire Department of Transportation in March 1996, a copy of which is on file in the office of the Code Administrator.
 - (3) Appurtenant structures or building features not designed for human occupancy or commercial identification, including but not limited to spires, steeples, cupolas, domes, parapet walls, chimneys, or smokestacks, may exceed the maximum height restrictions as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance upon the granting of a conditional use permit pursuant to Section 28-9-4(b), Conditional Use Permits, of this ordinance, and approval in accordance with Section 28-9-4(f), Architectural Design Review, of this ordinance. An applicant for a conditional use permit shall provide adequate documentation in order for the Planning Board to make a finding that the proposed additional height of the appurtenant structure meets the following conditions:
 - a. Utilitarian structures, such as chimneys and smokestacks, shall exceed the height limit only to the minimum extent necessary to accomplish their function;
 - b. The materials and colors of utilitarian structures shall minimize the visual contrast of the structure with its surroundings;
 - c. Decorative or ornamental structures, such as steeples and cupolas, shall be architecturally integrated, in terms of colors and materials, with the primary building or structure to which they are appurtenant;

- d. All appurtenant structures shall be designed to minimize shadow impacts and impacts to solar access to public parks and open space, and on adjacent buildings and properties;
- e. Any adverse visual impacts of the height and appearance of an appurtenant structure shall be minimized where the structure is to be located within a scenic vista or a natural or pastoral view; and
- f. The design of an appurtenant structure shall respect the surrounding vernacular architecture and views of the State House Dome and the City's skyline.

In issuing a conditional use permit, the Planning Board may attach conditions to the permit including but not limited to requirements related to location, mass, height, color, and materials of the appurtenant structure.

- (4) The height limits for signs shall be in accordance with the requirements of Article 28-6, Sign Regulations, of this ordinance.
- (5) The height limits for telecommunications towers shall be in accordance with the requirements of Section 28-5-23, Wireless Telecommunications Equipment, of this ordinance.
- (6) The height limit for flagpoles shall conform to the maximum height restrictions as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance.
- (7) In the Industrial (IN) District, the height of a building or structure may exceed the maximum limit, as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance, by an additional ten (10) feet provided that all minimum required yard dimensions as specified in Section 28-4-1(h) shall be increased two (2) feet for each foot of height that the building or structure extends above the maximum height limit as specified said Section 28-4-1(h) for the IN District.
- (9) *Applicability to Performance Districts.*
 - (1) Within Performance Districts, whenever a subdivision of a tract is proposed, a Comprehensive Development Plan (CDP) must be prepared in accordance with the requirements of Section 28-9-4, Decisions by the Planning Board, of this ordinance. The CDP must be approved by the Planning Board prior to the granting of any other subdivision or site plan approvals for development of said tract. The standards specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance, shall apply to the tract for which the CDP is prepared but not to any lots proposed within the CDP to be created from that tract, as long as the combined dimensional features of the lots so created, when taken in the aggregate, remain in compliance with the dimensional standards of this ordinance and the approved CDP.
 - (2) Within Performance Districts, a building, structure, or sign shall not obstruct the views of the State House Dome as can be seen from a passenger vehicle in the northbound lanes of Interstate 93 between Exit 12 at South Main Street and Exit 14 at Loudon Road, in the southbound lanes of Interstate 93 between the bridge over the Merrimack River south of Exit 16 and Exit 14 at Loudon Road, and in the westbound lanes of Interstate 393 between Exit 1 at Fort Eddy Road and the interchange of Interstates 93 and 393.
 - (3) Where a single-family dwelling is permitted in a Performance District, the lot size and frontage shall be as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance, for a single-family dwelling in a Downtown Residential (RD) District.
 - (4) Within the Opportunity Corridor Performance (OCP) District, the development of all tracts shall be subject to a minimum floor area ratio of three-tenths (0.3).

- (5) Buildings or structures within that portion of the Opportunity Corridor Performance (OCP) District, which lies easterly of Storrs Street between Loudon Road and an easterly extension of Hills Avenue, may exceed the maximum height restrictions as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance upon the granting of a conditional use permit pursuant to Section 28-9-4(b), Conditional Use Permits, of this ordinance, and approval in accordance with Section 28-9-4(f), Architectural Design Review, of this ordinance. An applicant for a conditional use permit shall provide adequate documentation in order for the Planning Board to make a finding that the proposed additional height of the appurtenant structure meets the following conditions:
- a. Buildings or structures shall exceed the height limit only to the minimum extent necessary to accomplish the development program as approved by the Planning Board, and in no case shall any building or structure exceed of a height of eighty (80) feet;
 - b. Buildings or structures which exceed the height limit shall be designed to minimize shadow impacts and impacts to solar access to public parks and open space, and on adjacent buildings and properties, to the extent feasible to accomplish the development program as approved by the Planning Board;
 - c. The design of buildings or structures which exceed the height limit shall respect the surrounding vernacular architecture and views of the State House Dome and the City's skyline;
 - d. Buildings or structures which exceed the height limit shall be designed to minimize impacts to views of the Merrimack River valley from the Central Business Performance (CBP) District, to the extent feasible to accomplish the development program as approved by the Planning Board; and
 - e. The design of buildings or structures which exceed the height limit shall provide a positive contribution to the architectural character of the Downtown and to visual image of the City's skyline.

In issuing a conditional use permit, the Planning Board may attach conditions to the permit including but not limited to requirements related to location, mass, height, color, and materials of a building or structure which will exceed the height limit.

- (h) *Table of Dimensional Regulations.* In the base Districts as established in Article 28-2, Zoning Districts and Allowable Uses, of this ordinance, buildings, structures, or impervious surfaces shall not be constructed except in conformance with the standards set forth in the following Table of Dimensional Regulations, subject to all other provisions and standards of this ordinance, and other local, State, and federal laws, rules, and regulations.

| TABLE OF DIMENSIONAL REGULATIONS | | | | | | | | |
|----------------------------------|----------------------|--------------------------|-----------------------------|---------------------------|-------------|-------------|--------------------------|-----------------------|
| Base District | Minimum Lot Size | | Minimum Lot Frontage (feet) | Minimum Yard Requirements | | | Maximum Lot Coverage (%) | Maximum Height (feet) |
| | Total Area (sq. ft.) | Buildable Land (sq. ft.) | | Front (feet) | Rear (feet) | Side (feet) | | |
| RO | 2 acres | 20,000 | 200 | 50 | 50 | 40 | 10 | 35 |
| RM (w/o sewer) | 40,000 | 20,000 | 200 | 25 | 25 | 15 | 20 | 35 |
| RM (w/ sewer) | 12,500 | 6,250 | 100 | 25 | 25 | 15 | 40 | 35 |
| RS | 12,500 | 6,250 | 100 | 25 | 25 | 15 | 40 | 35 |
| RN | 10,000 | 5,000 | 80 | 15 | 25 | 10 | 50 | 35 |

| | | | | | | | | |
|-----|--------|--------|-----|-----|-----|-----|-----|----|
| RD | 7,500 | 5,000 | 75 | 10 | 20 | 10 | 60 | 35 |
| RH | 10,000 | 5,000 | 80 | 15 | 25 | 10 | 60 | 35 |
| CN | 10,000 | 5,000 | 100 | 20 | 30 | 10 | 80 | 35 |
| CG | 25,000 | 12,500 | 150 | 30 | 30 | 25 | 80 | 45 |
| CU | 12,500 | 6,250 | 100 | 15 | 15 | 15 | 80 | 45 |
| CH | 40,000 | 20,000 | 200 | 50 | 30 | 25 | 80 | 45 |
| CBP | --- | --- | 22 | --- | --- | --- | --- | 80 |
| GWP | --- | --- | 300 | 25 | 25 | 25 | 85 | 45 |
| OCP | --- | --- | 150 | 15 | 15 | 15 | 85 | 45 |
| OFP | --- | --- | 200 | 25 | 25 | 25 | 60 | 45 |
| CVP | --- | --- | 80 | 15 | 15 | 15 | 80 | 45 |
| IS | 25,000 | 12,500 | 150 | 30 | 30 | 25 | 75 | 45 |
| IN | 40,000 | 20,000 | 200 | 50 | 30 | 25 | 85 | 45 |
| UT | 10,000 | 5,000 | 80 | 15 | 25 | 10 | 75 | 35 |

(Ord. No. 2842, § VI, 8-8-11; Ord. No. 2872, § I, 3-12-12)

28-4-2 Buffer Requirements for Residential District Boundaries.

- (a) **Purpose.** These buffer requirements are intended to mitigate the impacts of light, noise, odor, vibration, and visual blight from nonresidential development in nonresidential districts on adjacent residential districts. These requirements are intended to preserve, protect, and restore the quality of life and property values for residential neighborhoods which share a boundary with a nonresidential district. The requirements of this Section shall be incumbent upon both residential and nonresidential uses on both sides of the boundary between residential and nonresidential districts.
- (b) **Buffer Width Standards.**
- (1) In nonresidential districts, nonresidential uses on lots which directly abut a residential district boundary or that are located on lots through which a residential district boundary passes, shall provide on the premises within the nonresidential district a buffer that is immediately adjacent to the residential district boundary, in accordance with the width standards contained in the following table. Where the abutting residential district is the Open Space Residential (RO) District, and the adjacent lots in the RO District are undeveloped and less than half of the area of the lots is comprised of buildable land area, no buffers are required in the adjacent nonresidential district.

| Buffer Width Standards for Nonresidential Uses in Nonresidential Districts | | |
|--|--|---|
| Base District | Minimum buffer width for a structure of up to 20 feet in height or for a use with no structure | Minimum buffer width for a structure of more than 20 feet in height |
| CG and CH | 15 | 30 |
| GWP | 15 | 30 |
| OFP | 15 | 30 |
| IN | 15 | 30 |
| IS | 15 | 30 |
| CU | 10 | 15 |
| OCP | 15 | 15 |
| CVP | 10 | 10 |
| CN | 10 | 10 |
| UT | 10 | 10 |

CBP

0

0

- (2) Any use in a residential district on a lot which directly abuts a nonresidential district boundary, or that is located on a lot through which a nonresidential district boundary passes, shall provide on the premises within the residential district a buffer that is immediately adjacent to the nonresidential district boundary, in accordance with the width standards contained in the following table.

| Buffer Width Standards in Residential Districts | |
|---|----------------------|
| Base District | Minimum Buffer Width |
| RO | 25 |
| RM | 20 |
| RM | 15 |
| RS | 15 |
| RN | 10 |
| RD | 5 |
| RH | 10 |

- (3) Where the use abutting a boundary between a residential district and a nonresidential district is a development of attached and multifamily dwellings, a manufactured housing park, a cluster development, or a PUD, in lieu of the standards contained in this Section, such use shall meet the applicable perimeter buffer standard contained respectively in Section 28-4-5, Development of Attached and Multifamily Dwellings; Section 28-4-6, Manufactured Housing Parks and Subdivisions; Section 28-4-7, Cluster Development; or Section 28-4-8, Planned Unit Development (PUD).
- (4) When a property owner of a lot transected by a zoning boundary exercises the option available under Section 28-2-3(e) to extend the district regulations applicable to the larger portion of the lot into the smaller portion of the lot which is in the adjoining zoning district, the buffer shall be located immediately adjacent to the line which is at the limit of the regulations as extended.
- (c) *Increased Yard Setback Standards.* In nonresidential districts, nonresidential uses on lots which directly abut a residential district boundary, or that are located on lots through which a residential district boundary passes, shall adhere to increased yard setbacks, in accordance with the standards contained in the following table. Where the lot in a nonresidential district has an average ground elevation of ten (10) or more feet above the average ground elevation of the adjacent lot in a residential district, structures of more than twenty (20) feet in height that are placed on the lot in the nonresidential district shall adhere to minimum yard setbacks that are twice as wide as the dimension required for the nonresidential district as indicated in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance. Where the abutting residential district is the Open Space Residential (RO) District, and the adjacent lots in the RO District are undeveloped and less than half of the area of the lots is comprised of buildable land area, no increased yard setbacks are required in the adjacent nonresidential district.

| |
|--|
| Yard Setback Standards for Nonresidential Uses in Nonresidential Districts |
|--|

| Base District | Increased yard standards for a structure of more than 35 feet in height (ft) |
|---------------|--|
| CG and CH | 60 |
| GWP | 60 |
| OFP | 60 |
| IN | 60 |
| IS | 60 |
| CU | 30 |
| OCP | 30 |
| CVP | 0 |
| CN | 0 |
| UT | 0 |
| CBP | 0 |

- (d) **Buffer Landscape and Improvement Standards.** The buffer is intended to be landscaped and improved in order to provide effective visual screening on a year-round basis for uses in residential districts at a boundary with a nonresidential district. Buffers shall employ existing vegetation, or nursery stock, or both, as well as fences, walls, earth berms, or grade changes, in accordance with the standards contained herein. These standards are intended to create a dense or opaque screen for the first six (6) feet above the ground elevation of the residential district immediately adjacent to the district boundary, and a semi-opaque screen from the sixth (6) to thirtieth (30) foot above that ground elevation. Every buffer shall comply with one of the following options:
- (1) **Buffer Option 1.** The buffer shall contain a mixture of evergreen and deciduous trees and shrubs in accordance with the following standards governing the size and distribution of landscape materials:
- a. The mixture of evergreen and deciduous trees shall be such that no more than sixty (60) percent of the trees are deciduous and no less than forty (40) percent of the trees are evergreens, and there is one tree for every four hundred (400) square feet of required buffer. At the time of planting, deciduous trees shall be at least twelve (12) feet in height and have a trunk diameter of two and one-half (2½) inches, and evergreen trees shall be at least eight (8) feet in height. All trees shall be of a species that will attain a mature height of at least thirty (30) feet. Trees shall be planted no further than forty (40) feet apart.
 - b. The mixture of evergreen and deciduous shrubs shall be such that no more than forty (40) percent of the shrubs are deciduous and no less than sixty (60) percent of the shrubs are evergreens, and there is one shrub for every forty (40) square feet of required buffer. Shrubs shall be at least four (4) feet in height at the time of planting, and all shrubs shall be of a species that will attain a mature height of at least six (6) feet and width of at least four (4) feet within five (5) years of the time of planting. Shrubs shall be planted no further apart than five (5) feet in staggered rows such that a dense visual screen will be established by the mature shrubs.
- (2) **Buffer Option 2.** The buffer shall contain existing vegetation, consisting of trees and shrubs, that shall meet the minimum standards of Section 28-4-2(d)(1), Buffer Option 1, of this ordinance. Where the existing vegetation fails to meet those standards, new landscape materials may be added to supplement the existing vegetation in order to comply with the number, size, and distribution standards. Where the number of

- existing trees of qualified size exceeds the minimum number, the number of required shrubs shall be reduced by a factor of two (2) shrubs for each additional qualified tree.
- (3) *Buffer Option 3.* The buffer shall contain a mixture of evergreen and deciduous trees together with a fence or wall. The buffer shall meet the minimum standards governing the number, size and distribution of trees as contained in Section 28-4-2(d)(1), Buffer Option 1, of this ordinance. The required fence or wall shall be solid or opaque, at least six (6) feet in height, and shall be installed parallel to, and for the entire length of the district boundary. Where a buffer containing a fence in accordance with this buffer option has been established on one side of a residential district boundary, this option shall not be used to fulfill the buffer requirements on the side of the district boundary which is directly opposite such a fence or wall.
- (4) *Buffer Option 4.* The buffer shall contain a mixture of evergreen and deciduous trees and shrubs together with an earth berm. The buffer shall meet the minimum standards governing the number, size and distribution of trees as contained in Section 28-4-2(d)(1), Buffer Option 1, of this ordinance. An earth berm shall be installed with the highest point being at least two (2) feet and no more than six (6) feet above existing grade. Side slopes of the earth berm shall not exceed a grade steeper than three (3) feet horizontally for each one foot of vertical change, and retaining walls may be used to truncate the side slopes. Earth berms shall be seeded with grass or wild flower seed mix. For buffers with berms that are six (6) feet above grade, no shrub plantings are required. For buffers with berms that are less than six (6) feet above grade, shrubs shall be provided in accordance with the requirements of Section 28-4-2(d)(1), Buffer Option 1, of this ordinance, except that the required height of the shrubs may be reduced such that the height of the berm plus the height of the shrubs is equal to six (6) feet, provided that no shrub may be less than one and one-half (1½) feet in height. In the event that buffers on both sides of a district boundary are developed simultaneously, an earth berm may be positioned in part or in whole over the district boundary.
- (5) *Buffer Option 5.* The buffer shall contain a mixture of evergreen and deciduous trees together with a change in grade. The buffer shall meet the minimum standards governing the number, size and distribution of trees as contained in Section 28-4-2(d)(1), Buffer Option 1, of this ordinance. To be considered as part of this buffer option, the change in grade shall be at least four (4) feet above existing grade on the other side of the district boundary, and the change in grade shall occur within the width of the buffer. For buffers with a change in grade that is at least six (6) feet above grade, no shrubs are required. For buffers with a change in grade that is less than six (6) feet above grade, shrubs shall be provided in accordance with the requirements of Section 28-4-2(d)(1), Buffer Option 1, of this ordinance, except that the required height of the shrubs may be reduced such that the height of the berm plus the height of the shrubs is equal to six (6) feet, provided that no shrub may be less than one and one-half (1½) feet in height.
- (e) *Buffers for District Boundaries in Collector or Local Streets.* Where a boundary between a non-residential district and a residential district is located within or along the edge of a right-of-way of a collector or local street, a nonresidential use in the nonresidential district which fronts on such a street shall incorporate a fifteen (15) foot wide buffer in the front yard along the front lot line adjacent to the edge of the right-of-way. This buffer may vary between ten (10) to twenty (20) feet in width, provided that an average width of fifteen (15) feet is maintained along the entire front lot line, and it shall meet the landscaping requirements of Section 28-7-10(d), Landscape Material Standards, of this ordinance.

- (f) **Buffer Use Restrictions.** Buildings, impervious surfaces, and parking, as well as the storage and display of vehicles, goods, and materials, are prohibited within the buffers required pursuant to this Section.
- (g) **Maintenance of Buffers.** All required buffers shall be adequately maintained by the replacement of plantings, and the repair or replacement of fences and walls, such that compliance is always maintained with the minimum buffer landscape and improvement standards of this Section.
- (h) **Screening and Orientation of Mechanical Equipment.** For nonresidential uses on lots which directly abut a residential district boundary, all appurtenant mechanical equipment including heating, ventilating, and air conditioning equipment, as well as exhaust fans and vents, shall be visually screened from adjacent residential districts. Noise and odors emanating from the equipment, fans, and vents shall be directed away from residential district boundaries by means of location of the equipment on the building or through the installation of baffles or deflectors.
- (i) **Illumination of Buildings.** Lighting fixtures used to illuminate a building on a lot which directly abuts a residential district boundary, or on a lot through which a residential district boundary passes, shall be designed to minimize glare and sky-glow, and to direct the light away from adjacent properties and away from traffic on adjacent streets. Lighting shall be designed to limit any increase in off-site illumination to a maximum of two-tenths (0.2) of a footcandle as measured at the side and rear lot lines.
- (j) **Other Standards Related to Lighting, Screening, and Setbacks.** Other performance standards relative to the mitigation of impacts of light, noise, odor, vibration, and visual blight on residential neighborhoods are found in other sections of this ordinance, as follows: Parking lot lighting standards are contained in Section 28-7-7(j), Illumination of Parking Areas; setbacks for, and the screening of, loading areas are addressed in Section 28-7-13(e), Setbacks, and Section 28-7-13(f), Screening; and setbacks for, and the screening of, refuse container loading areas are addressed in Section 28-7-14(d), Setbacks, and Section 28-7-14(e), Screening. Section 28-5-37, Outside Storage of Materials and Inventory, addresses setbacks and screening requirements for outside storage, and Section 28-6-9(c), Permitted Freestanding Signs, contains setback requirements for such signs.
- (k) **Implementation of the Buffer Requirements.** Where lots abutting a residential district boundary have been previously developed, the standards and requirements of this Section shall be implemented at such time as a change in use classification occurs, or an existing use is expanded or intensified in such a manner that there is an increase in the parking demand based on the standards contained in Article 28-7, Access, Circulation, Parking and Loading Requirements, of this ordinance.
- (l) **Conditional Use Permits Required for Certain Buffers.** The Planning Board may grant conditional use permits in accordance with the requirements of Section 28-9-4(b), Conditional Use Permits, of this ordinance, for alternative buffer arrangements where certain specific requirements of this Section can not be met, as follows:
- (1) Where the location of existing buildings precludes compliance with the buffer width and yard setback standards, the Planning Board may allow a buffer that provides the maximum separation and screening possible given the location of such buildings. In granting a conditional use permit, the Board may require the buffer to be wider where not obstructed by buildings, or require additional fencing or walls, or require additional or larger landscape materials; and
 - (2) Where the land for a required buffer is encumbered by an easement, covenant, or other recorded legal instrument that prohibits or disallows thereon the planting and

maintaining of trees and shrubs, or limits tree growth to less than twenty (20) feet in height, such land shall not be deemed to fulfill the requirements of this Section. The Planning Board may grant a conditional use permit that will allow an alternate buffer location which will provide the maximum screening possible taking in to consideration any use of the easement that is incompatible with the intent of this Section. In granting a conditional use permit, the Board may require additional fencing or walls, or require additional or larger landscape materials.

(Ord. No. 2751, § II, 5-11-09; Ord. No. 2842, § IX, 8-88-11; Ord. No. 2851, § III, 10-11-11)

28-4-3 Wetland Buffers and Setbacks.

(a) ***Buffers Established.***

- (1) Buffers are hereby established around and encircling all wetlands other than those that are smaller than three thousand (3,000) square feet or those that were created as sedimentation/detention basins, agricultural/irrigation ponds, or roadside drainage ditches.
- (2) The minimum width of the wetland buffers shall be fifty (50) feet horizontal distance as measured outward from the perimeter edge of the wetland. Wherever a permit to fill a wetland has been issued by either the New Hampshire Department of Environmental Services (NHDES) or the U.S. Army Corps of Engineers (USACOE), the perimeter of the wetland shall be deemed to be the new edge between the fill as placed in accordance with the permit and the remaining wetland. All other wetland edges shall be determined by a wetland scientist using a methodology consistent with N.H. Administrative Rules Wt 100-800, and in accordance with the "Corps of Engineers Wetlands Delineation Manual" (1987), and the "Field Indicators for Identifying Hydric Soils in New England" (New England Interstate Water Pollution Control Commission [NEIWPCC], 1998).
- (3) Certain marshes and open water wetlands may be subject to additional buffer requirements in accordance with Section 28-3-3, Shoreland Protection (SP) District, of this ordinance.

(b) ***Natural Conditions to be Maintained Within Buffers.*** Unless allowed pursuant to a state or federal permit, or a conditional use permit granted under the terms of this Section, every wetland buffer, and all existing vegetation contained therein, shall be retained and maintained in its natural condition. Where wetland buffer disturbance is allowed pursuant to a state or federal permit, or a conditional use permit, revegetation of the disturbed area with native species is required.

(c) ***Certain Uses Prohibited in Buffers.*** The following uses and activities are prohibited within a wetland buffer:

- (1) The erection or construction of a building or structure, or the construction of parking lots or loading areas, except where otherwise allowed by a state or federal permit and the granting of a conditional use permit pursuant to Section 28-4-3(d), Conditional Use Permits Required for Certain Disturbance of Buffers, of this ordinance;
- (2) The establishment or expansion of salt storage, junk yards, resource recovery facilities, transfer stations, landfills, or solid or hazardous waste facilities;
- (3) The bulk storage of chemicals, petroleum products, or toxic and hazardous materials;
- (4) The dumping or disposal of snow and ice collected from roadways and parking lots;
- (5) New agricultural operations pursuant to Section 28-2-4(j), Table of Principal Uses, of this ordinance;

- (6) Timber harvesting, except as conducted in accordance with the terms and provisions of RSA 227-J, Timber Harvesting; and
 - (7) The removal of vegetation, the recontouring or grading of the land, or the placement of impervious surfaces except as may otherwise be allowed by a state or federal permit and the granting of a conditional use permit pursuant to Section 28-4-2(d) of this ordinance.
- (d) *Conditional Use Permits Required for Certain Disturbance of Wetland Buffers.* The Planning Board may grant a conditional use permit allowing the disturbance of a buffer in conjunction with construction or installation of roads, utilities, and drainage improvements and other uses which require the placement of impervious surfaces, and the draining, dredging, filling, recontouring, or grading of the land within the buffer. In granting a permit, the Planning Board may attach conditions to the permit including, but not limited to, requirements for more extensive buffers, additional plantings in areas to be revegetated, and a reduction in the extent of impervious surfaces within the buffer. In addition to the requirements of Section 28-9-4(b), Conditional Use Permits, of this ordinance, an applicant for a permit shall provide adequate documentation in order for the Planning Board to make a finding that the proposed disturbance of the buffer meets the following conditions:
- (1) The disturbance of the buffer is necessary to the establishment of an allowable principal or accessory use on the buildable land area of the lot;
 - (2) The proposed disturbance to the buffer cannot practicably be located otherwise on the lot to eliminate or reduce the impact to the buffer and represents the minimum extent of disturbance necessary to achieve the reasonable use of those portions of the lot consisting of buildable land;
 - (3) The proposed disturbance to the buffer minimizes the environmental impact to the abutting wetland, and to downstream property and hydrologically connected water and wetland resources;
 - (4) Where applicable, wetland permit(s) have been received or are obtained from the NHDES and USACOE; and
 - (5) Where applicable, permits or proof of compliance with all other state and/or federal regulations have been received or are obtained.
- (e) *Subsurface Disposal Systems Adjacent to a Wetland.* A permit for the installation of a subsurface disposal system, or the a replacement of an existing subsurface disposal system or leach field, shall be obtained from the New Hampshire Department of Environmental Services (NHDES)-Water Division (WD) pursuant to RSA 485-A, Water Pollution and Waste Disposal, for lots that are not served by municipal sewer and where the system or leach field is proposed within or adjacent to a wetland buffer. The setbacks from a wetland for a subsurface disposal system or leach field shall be in accordance with the NHDES-WD regulations.

28-4-4 Buffers to Bluffs.

- (a) *Buffers Established.*
- (1) Buffers are hereby established adjacent to the top and bottom of all bluffs.
 - (2) The minimum width of the buffers adjacent to bluffs shall be fifty (50) feet horizontal distance as measured in an uphill direction away from the top of a bluff, and in a downhill direction away from the bottom of the bluff. All buffers shall be maintained adjacent to the entire length of a bluff.
 - (3) Where the bottom of a bluff is in a ravine, the buffer shall include the entire ravine.

- (b) *Natural Conditions to be Maintained.* Every bluff and buffer adjacent to a bluff, and all existing vegetation contained therein, shall be retained and maintained in its natural condition, subject to the following exceptions:
- (1) Timber harvesting may be conducted in accordance with the terms and provisions of RSA 227-J, Timber Harvesting;
 - (2) Dead, diseased, unsafe, or fallen trees may be removed provided that the root materials are left in place;
 - (3) Within a buffer, shrubs and existing trees of less than four (4) inches in diameter measured at four and one-half (4.5) feet above the ground may be removed, and larger trees may be pruned in order to maintain views that may exist, provided that a well-distributed stand comprised of at least fifty (50) percent of the existing trees, saplings, shrubs, and groundcover is maintained, and that the disturbance of the soil is minimized;
 - (4) Where the vegetation is removed, it shall be replaced with seedlings of comparable evergreen or deciduous trees; and
 - (5) Other disturbances of a buffer may be allowed pursuant to a conditional use permit granted under the terms of this Section.
- (c) *Certain Uses Prohibited.*
- (1) The following uses and activities are prohibited on bluffs and within a buffer adjacent to a bluff:
 - a. The erection or construction of a building or structure; and
 - b. New agricultural operations pursuant to Section 28-2-4(j), Table of Principal Uses, of this ordinance; and
 - (2) The following uses and activities are prohibited on bluffs:
 - a. The establishment of driveways, streets, and roads, including skidder or logging roads, except that railroads and collector or arterial streets or limited access highways may be allowed pursuant to a conditional use permit granted under the terms of this Section;
 - b. The recontouring or grading of the land, or the placement of impervious surfaces; and
 - c. The installation of a subsurface disposal system, or the a replacement of an existing subsurface disposal system or leach field.
- (d) *Conditional Use Permits Required for Certain Disturbance of Bluffs and Buffers.* The Planning Board may grant a conditional use permit allowing the disturbance of a buffer in conjunction with construction or installation of driveways, streets, and roads, including skidder or logging roads; railroads; parking lots or loading areas; utilities; drainage improvements; subsurface disposal systems, or the a replacement of an existing subsurface disposal system or leach field; or other activities which require the placement of impervious surfaces, or the recontouring, or grading of the land within the buffer. The Planning Board may also grant a conditional use permit allowing the disturbance of a bluff in conjunction with construction or installation of utilities, drainage improvements, railroads, roads that span a ravine, or a collector street, arterial street, or a limited access highway where such street or highway is designed to connect buildable land at the top of a bluff to buildable land at the bottom of a bluff. In addition to the requirements of Section 28-9-4(b), Conditional Use Permits, of this ordinance, the following provisions shall apply to an application for a permit for disturbance of a buffer or bluff:
- (1)

An applicant for a permit shall provide a plan showing, as applicable, the proposed vegetation removal, grading, drainage, erosion control measures, retaining walls, impervious surfaces, utilities and appurtenances, and subsurface disposal systems. The plan shall be prepared by a licensed engineer, except that in the case of the installation of skidder or logging roads or other buffer disturbances related to timber harvesting, the plan shall be prepared by a licensed forester.

- (2) Adequate documentation, certified by a licensed engineer or a licensed forester, as applicable, shall be submitted to the Planning Board in order for the Board to make a finding that the proposed disturbance of a buffer or bluff, as specified herein, meets the following conditions:
 - a. The disturbance of a buffer is necessary for timber harvesting, or for the establishment of an allowable principal use on the buildable land area of the lot;
 - b. The proposed disturbance to a buffer represents the minimum extent of disturbance necessary to conduct a timber harvest, or to achieve the reasonable use of those portions of the lot consisting of buildable land;
 - c. Stormwater runoff and drainage system outfalls relating to the disturbance of a buffer or bluff will be directed away from the bluff;
 - d. The proposed disturbance of a buffer or bluff will not destabilize the bluff, or cause erosion of the bluff to occur at a rate in excess of that which occurs under natural conditions from wind and water; and
 - e. Where applicable, permits or proof of compliance with all related state and federal regulations have been received or are obtained.
- (3) In granting a permit, the Planning Board may attach conditions to the permit including but not limited to requirements for more extensive buffers, revegetation of the disturbed area with native species, installation of additional plantings of native species to supplement existing vegetation, and a reduction in the extent of impervious surfaces within a buffer.
- (e) *Expansion of Existing Buildings Within a Buffer.* An existing building or structure which is located in whole or in part within a buffer may be expanded within the buffer area unless such an expansion is otherwise prohibited by the provisions of this ordinance, and provided that no part of an expansion of such a building or structure is closer to the top or bottom of the bluff than any part of the existing building or structure.
 - (1) *Minimum Expansion by Right.* An existing building or structure in a buffer area may be expanded to the extent of the lesser of one thousand (1,000) square feet of ground floor area, or thirty (30) percent of the existing ground floor area.
 - (2) *Conditional Use Permit Required for Additional Expansion.* The Planning Board may grant a conditional use permit in accordance with the requirements of Section 28-9-4 (b), Conditional Use Permits, of this ordinance, for the additional expansion of existing buildings or structures beyond that which is allowed pursuant to Section 28-4-4(e)(1). Plans for the expansion shall be prepared and submitted as required in Section 28-4-4 (d)(1), and documentation shall be submitted to support the finding as required in Sections 28-4-4(d)(2)c., d., and e. In granting a conditional use permit, the Board may attach conditions as specified in Section 28-4-4(d)(3).

28-4-5 Development of Attached and Multifamily Dwellings.

- (a)

Purpose. It is the purpose of these regulations to provide suitable living environments in developments of attached and multifamily dwellings, including multifamily dwellings for the elderly; to provide diversity in housing location, type, and tenure; and to insure the compatibility of such developments with other existing adjacent development.

- (b) *Application, Review, and Administrative Processes.* The application, review, and administrative processes for a development of attached or multifamily dwellings shall be in accordance with Section 28-9-4(d), Site Plan Review, of this ordinance, and as specified in the Site Plan Review Regulations adopted by the Planning Board. The requirements of the Site Plan Review Regulations shall be augmented by the provisions and standards of this Section. To the extent that a condominium or cooperative form of ownership is proposed to be established as part of an application for development of attached or multifamily dwellings, an approval pursuant to the Subdivision Regulations shall also be required.
- (c) *Permitted Uses.* On a tract proposed for a development of attached or multifamily dwellings, any pre-existing dwelling units on the tract may be retained as part of the development provided that such units are included in the calculation of density for the development. Except in Performance Districts, any pre-existing nonresidential uses on the tract shall not become part of a development of attached or multifamily dwellings, and must be discontinued or relocated to another tract. The following are the principal and accessory uses permitted within a development of attached or multifamily dwellings:
- (1) *Principal Uses.* The only principal uses that are permitted in a development of attached or multifamily dwellings are pre-existing dwelling units, if any, attached dwellings, multifamily dwellings, or multifamily dwellings for the elderly, including congregate dwelling units, in accordance with Section 28-2-4(j), Table of Principal Uses, of this ordinance.
 - (2) *Uses Accessory to a Principal Residential Use.* The following accessory uses are the only accessory uses permitted in conjunction with a principal residential use within a development of attached or multifamily dwellings:
 - a. Garages, carports, and parking spaces; and
 - b. A minor home occupation.
 - (3) *Uses Accessory to a Development of Attached and Multifamily Dwellings.* The following accessory uses are permitted, subject to Planning Board approval, only as common facilities for the use and benefit of residents of a development of attached or multifamily dwellings:
 - a. Outdoor recreational facilities including, but not limited to, tennis courts, golf courses, swimming pools, basketball courts, playgrounds, beaches, docks, and trails;
 - b. Indoor recreational facilities including, but not limited to, a swimming pool, fitness center, clubhouse, cabana, spa, and tennis courts;
 - c. Indoor support facilities including, but not limited to, meeting rooms, management offices, child care facilities, and greenhouses;
 - d. Storage facilities for maintenance equipment for a development of attached or multifamily dwellings;
 - e. A common outdoor storage area for boats, recreational vehicles, and camping trailers owned by individual residents of a development of attached or multifamily dwellings;
 - f. Community gardens; and
 - h. Signs in accordance with Article 28-6, Sign Regulations, of this ordinance.

(d) *Development Standards in Districts Other Than Performance Districts.*

- (1) *Minimum Tract Requirements.* A tract of land proposed for development of attached or multifamily dwellings shall be of a minimum size of twenty-five thousand (25,000) square feet, except in the RS District where the minimum tract size shall be five (5) acres. All tracts shall have frontage in compliance with the standards for minimum lot frontage as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance, for the respective districts, other than Performance Districts, in which attached or multifamily dwellings are permitted.
- (2) *Maximum Lot Coverage and Density.* The maximum lot coverage for a development of attached or multifamily dwellings shall be as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance, for the respective districts, other than Performance Districts, in which attached or multifamily dwellings are permitted. The maximum development density for attached or multifamily dwellings in units per acre of buildable land area shall be as specified hereinafter:

| Principal Residential Use | Maximum Density (units/acre buildable land) |
|--|--|
| Attached Dwellings | 10 |
| Multifamily Dwellings | 12 |
| Multifamily for the elderly in districts other than RS | 14 |
| Multifamily for the elderly in RS District | 6 |

- (3) *Building Dimensions and Separation.* No buildings shall have a horizontal dimension, whether length or width, in excess of one hundred sixty (160) feet, and all buildings shall comply with the maximum height as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance for the respective districts in which attached or multifamily dwellings are permitted. There shall be a minimum of forty (40) feet of separation between all buildings, and a minimum of fifteen (15) feet of separation between buildings and parking lots.
- (4) *Private Yards Required.* Each dwelling unit with direct outside access at the ground level shall have available a private yard or open space of at least three hundred (300) square feet dedicated to the exclusive use of the residents of said unit. The private yard space may contain patios, decks, fences, landscaping, gardens, and other outdoor facilities.
- (5) *Perimeter Buffer Required.* In order that adjacent land uses be visually and physically separated, a buffer area shall be observed along the perimeter of a tract of land proposed for development of attached or multifamily dwellings, and no buildings or parking facilities may be located within this buffer. The minimum width of the buffer shall be thirty (30) feet for one-story residential structures, fifty (50) feet for two-story residential structures, and seventy-five (75) feet for residential structures of three (3) stories or more. The Planning Board may permit streets and utilities to cross through the buffer, and may allow certain outdoor recreational facilities within the buffer, provided that such improvements are compatible with adjacent land uses and do not diminish the purpose of the buffer. The buffer shall incorporate existing natural features of the tract to the greatest extent possible. Existing vegetation including significant large trees shall be preserved, and the Planning Board may require landscape materials to be integrated with the existing vegetation in order to provide

effective screening on a year-round basis between the development tract and adjacent land uses.

(e) *Development Standards in Performance Districts.*

- (1) *Minimum Tract Requirements.* Within those Performance Districts in which attached or multifamily dwellings are permitted, where a subdivision of the tract is proposed, a Comprehensive Development Plan (CDP) must be prepared in accordance with the requirements of Section 28-4-1(g), Applicability to Performance Districts, and Section 28-9-4, Decisions by the Planning Board, of this ordinance, prior to the development of a tract for attached or multifamily dwellings. The standards as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance, for the respective Performance Districts in which attached or multifamily dwellings are permitted shall apply to the tract for which the CDP is prepared.
- (2) *Maximum Floor Area Ratio.* The density of the development of attached and multifamily dwellings shall be established by a maximum floor area ratio as specified hereinafter for each principal residential use for the respective Performance District in which attached and multifamily dwellings are permitted:

| Performance District | Maximum Floor Area Ratio by Principal Residential Use | | |
|----------------------|---|-----------------------|-------------------------|
| | Attached Dwellings | Multifamily Dwellings | Multifamily for Elderly |
| CVP | 0.5 | 1.0 | 1.5 |
| CBP | not permitted | 2.5 | 3.0 |
| OCP | not permitted | 2.5 | 3.0 |

- (3) *Building Dimensions.* All buildings shall comply with the provisions relative to maximum height as specified in Section 28-4-1(g), Applicability to Performance Districts, and Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance, for the respective Performance Districts in which attached or multifamily dwellings are permitted.
- (4) *Locational Restrictions.* Multifamily dwellings shall be permitted in the Central Business Performance (CBP) and the Opportunity Corridor (OCP) Districts provided that such dwelling units are located on or above the second story of a building, and further provided that the first story of the building is used for a permitted principal nonresidential use. In the OCP District, buildings containing multifamily dwellings shall be permitted only on tracts that directly adjoin the CBP District.
- (f) *Accessory Facilities.* An application for a development of attached or multifamily dwellings shall include a narrative description and schedule of development for proposed accessory facilities. Such facilities shall be suitable for the scale of the development, its market orientation, and the needs of the anticipated residents of the development of attached or multifamily dwellings.
- (g) *Utility Service Requirements.* All developments of attached or multifamily dwellings shall be served by municipal water and sewer services. All nonmunicipal utilities, both those existing on the tract and those proposed to serve a development of attached or multifamily dwellings, shall be placed underground. Such utilities include but are not limited to electricity, telephone, gas, cable television, and fiber optic cable.
- (h) *Ownership and Maintenance.* The ownership and maintenance of private roads, utilities, parking facilities, and recreational and other accessory facilities shall be assigned to an

ownership interest such as an association of condominium owners or cooperative shareholders, or as otherwise approved by the Planning Board.

- (i) *Parking Requirements.* The parking requirements for a development of attached or multifamily dwellings shall be as specified in Article 28-7, Access, Circulation, Parking, and Loading Requirements, of this ordinance, except that additional parking spaces shall be provided in conjunction with accessory facilities for the common use and benefit of the residents of a development of attached or multifamily dwellings. Parking spaces shall be provided on the basis of one space for every five (5) dwelling units that are more than five hundred (500) feet distant from an accessory facility. Parking spaces for accessory facilities shall be located immediately adjacent to the accessory facility and shall be counted in the calculation of lot coverage.
- (j) *Architectural Design.* Architectural elevations of all buildings proposed within a development of attached or multifamily dwellings shall be submitted for review and approval by the Planning Board pursuant to Section 28-9-4(f), Architectural Design Review, of this ordinance. The architectural design of buildings within a development of attached or multifamily dwellings shall recognize and respect the architectural character of existing adjacent structures in terms of scale and proportion. The review by the Planning Board shall be conducted with attention to proposed architectural features, details, massing, materials, and colors of structures within a development of attached or multifamily dwellings, and the Board may require modification of designs and may impose conditions in granting approval.
- (k) *Phasing of a Development of Attached or Multifamily Dwellings.* An applicant may propose a phasing plan subject to the approval of the Planning Board. The Board may impose conditions upon such a phasing plan including the duration of each phase and total number of phases. Accessory recreational and support facilities shall be completed in the same phase as the dwelling units intended to be served by the accessory recreational and support facilities, except that all accessory recreational and support facilities shall be completed at such time as fifty (50) percent of the dwelling units in the entire development of attached or multifamily dwellings are complete.
- (l) *Additional Requirements for Multifamily for the Elderly.* Multifamily dwellings for the elderly shall be subject to the following additional requirements:
 - (1) *Documentation of Restriction on Age of Occupants.* An application that involves multifamily dwellings for the elderly shall include the submission of documentation substantiating that the development complies with RSA 354-A:15, Housing for Older Persons. Evidence shall be provided to the Planning Board that the units are either subject to the terms of a recognized state or federal program designed to provide housing for older persons, or that the units will be limited to occupancy by persons of a minimum age as specified in the statute. In the latter case, proposed covenants, condominium documents, or other legally binding instruments shall be submitted to the Board as part of the application process.
 - (2) *Facilities and Services Required for Certain Dwellings.* Where the development of multifamily units for the elderly is proposed for occupancy under the statutory provisions in which at least one occupant of each unit must be of fifty-five (55) years of age or older, the development of such units shall include significant facilities and services designed specifically to meet the physical or social needs of older persons. Such facilities and services shall include but are not limited to recreational facilities, congregate dining facilities, an accessible physical environment, transportation services, homemaker services, maintenance services, preventive health care programs, counseling services, and social programs.
- (m)

Access. Where access to a site for a development of attached or multifamily dwellings is not directly from an arterial or collector street, the following standards shall be observed in providing access over local streets:

- (1) Access and egress shall be provided from more than one local street where deemed necessary by the Planning Board;
- (2) Where local streets are used for access, the traffic service volume of local streets, which is defined in the Master Plan as fifteen hundred (1,500) vehicles per day, shall not be exceeded by the traffic projected to be generated from the development of attached or multifamily dwellings;
- (3) Traffic calming measures shall be provided as deemed necessary by the Planning Board on local streets used for such access;
- (4) Safety measures for pedestrians, bicycles, and vehicles shall be implemented as deemed necessary by the Planning Board on local streets used for such access, including, but not limited to, installation of curbing and sidewalks, widening of the traveled way, dedication of right-of-way, elimination of substandard road conditions, and improvements to sight distances;
- (5) Opportunities for connectivity from the development site to existing or future streets shall be constructed or dedicated as determined by the Planning Board; and
- (6) Intersection improvements shall be made on local streets used for such access and at the intersections of those local streets with collector or arterial streets, as deemed necessary by the Planning Board.

(Ord. No. 2832, § 1, 7-11-11)

28-4-6 Manufactured Housing Parks and Subdivisions.

- (a) **Purposes.** It is the purpose of these regulations to provide suitable living environments in manufactured housing parks and subdivisions, to provide diversity in housing location, type, and tenure; and to insure the compatibility of such developments with other existing adjacent development.
- (b) **General Requirement.** Individual manufactured homes, and any additions thereto, that are erected or placed on any parcel in the City, shall comply with the construction and installation standards for manufactured housing units pursuant to the provisions of the National Manufactured Home Construction and Safety Standards Act (42 U.S.C. Sec. 5401), commonly known as the HUD (U. S. Department of Housing and Urban Development) Code, as well as all applicable codes and ordinances of the City.
- (c) **Application, Review, and Administrative Processes.**
 - (1) **For Manufactured Housing Parks.** A conditional use permit and a subdivision approval are required for the establishment or expansion of a manufactured housing park. An application shall be filed with the Planning Board for a conditional use permit and a subdivision approval. The application, review, and administrative processes shall be as specified in Section 28-9-4(b), Conditional Use Permits, and Section 28-9-4(c), Subdivision Approval, of this ordinance, and in the Subdivision Regulations, as augmented by the provisions and standards contained in this Section.
 - (2) **For Manufactured Housing Subdivisions.** A subdivision approval is required for the establishment or expansion of a manufactured housing subdivision. An application shall be filed with the Planning Board for a subdivision approval. The application, review, and administrative processes shall be as specified in Section 28-9-4(c),

Subdivision Approval, of this ordinance, and in the Subdivision Regulations, as augmented by the provisions and standards contained in this Section.

- (d) **Permitted Uses.** On a tract proposed for a manufactured housing park, any pre-existing use that does not conform to the uses permitted in this Section shall not be part of a manufactured housing park, and must be discontinued or relocated to another tract. The following are the principal and accessory uses permitted within a manufactured housing park:
- (1) **Principal Uses.** The only principal uses that are permitted in a manufactured housing park are manufactured homes.
 - (2) **Uses Accessory to a Principal Residential Use.** The only accessory uses that are permitted on an individual manufactured home site in conjunction with a manufactured home are as follows:
 - a. Garages, carports, and parking spaces;
 - b. Accessory buildings and facilities; and
 - c. A minor home occupation.
- (e) **Minimum Tract Requirements.** A tract of land proposed for development of a manufactured housing park or subdivision shall be a minimum of twelve (12) acres in size, and shall have frontage in compliance with the standards for minimum lot frontage as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance, for the respective districts in which manufactured housing parks or subdivisions are permitted.
- (f) **Development Standards for a Manufactured Housing Subdivision.** In addition to the standards and requirements of the Subdivision Regulations, the following define the minimum standards for the establishment of a manufactured housing subdivision:
- (1) **Foundation System Required.** Where a manufactured home is located on an individual lot within a manufactured housing subdivision, each such manufactured housing unit shall be placed on a properly engineered foundation system that meets the manufacturer's installation requirements and the provisions of the City's Building Code, as most recently adopted. A properly engineered foundation is one that provides adequate support of the home's vertical and horizontal loads and transfers these and other imposed forces, without failure, from the home to the undisturbed ground below the frost line. All wheels and other equipment for transporting the manufactured home shall be completely and permanently removed; and
 - (2) **Minimum Width.** The minimum width of a manufactured home located on an individual lot within a manufactured housing subdivision, shall be twenty (20) feet as measured at its narrowest point.
- (g) **Development Standards for a Manufactured Housing Park.** The following define the minimum standards for the establishment of a manufactured housing park:
- (1) **Uses Accessory to a Manufactured Housing Park.** The following accessory uses are permitted, subject to Planning Board approval, within a manufactured housing park but not on an individual manufactured home site, and are permitted only as common facilities for the use or benefit of residents of a manufactured housing park:
 - a. Outdoor recreational facilities including, but not limited to, tennis courts, golf courses, swimming pools, basketball courts, playgrounds, beaches, docks, and trails;
 - b. Indoor recreational facilities including, but not limited to, a swimming pool, fitness center, clubhouse, cabana, spa, and tennis courts;
 - c.

- Indoor support facilities including, but not limited to, meeting rooms, management/sales offices, child care facilities, laundry facilities, and greenhouses;
- d. Storage facilities for maintenance equipment for a manufactured housing park;
 - e. A common outdoor storage area for boats, recreational vehicles, and camping trailers owned by individual residents of a manufactured housing park;
 - f. Community gardens; and
 - g. Signs in accordance with Article 28-6, Sign Regulations, of this ordinance.
- (2) *Expansion of an Existing Manufactured Housing Park.* The expansion of an existing manufactured housing park which fails to meet the minimum tract requirements of this Section may be authorized by a conditional use permit, provided that the park is located in a district in which manufactured housing parks are permitted and the park will conform with all other standards specified in this Section.
 - (3) *Maximum Density and Lot Coverage.* The maximum development density for a manufactured housing park shall be six (6) units per acre of buildable land area, and the maximum lot coverage shall be as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance, for the respective districts in which manufactured housing parks are permitted.
 - (4) *Minimum Site Area for an Individual Manufactured Home.* A lot, space or site for the placement of an individual manufactured home shall be a minimum of seven thousand (7,000) square feet of buildable land area and be at least seventy (70) feet in width. The Planning Board may require manufactured home sites at intersections to be wider in order to provide adequate sight distance at such intersections.
 - (5) *Minimum Building Setbacks and Separation.* No manufactured home, carport or other accessory structure shall be placed or erected closer than twenty (20) feet to a front line of a manufactured home site. No manufactured home shall be placed or erected closer than fifteen (15) feet to any side or rear manufactured home site line, and no manufactured home shall be placed or erected so that there is less than forty (40) feet of separation between adjacent manufactured homes.
 - (6) *Perimeter Buffer Required.* In order that adjacent land uses be visually and physically separated, a buffer area shall be observed along the perimeter of a tract of land proposed for development of a manufactured housing park and no buildings or parking facilities may be located within this buffer. The minimum width of the buffer shall be thirty (30) feet. The Planning Board may permit streets and utilities to cross through the buffer, and may allow certain outdoor recreational facilities within the buffer, provided that such improvements are compatible with adjacent land uses and do not diminish the purpose of the buffer. The buffer shall incorporate existing natural features of the tract to the greatest extent possible. Existing vegetation including significant large trees shall be preserved, and the Planning Board may require landscape materials to be integrated with the existing vegetation in order to provide effective screening on a year-round basis between a manufactured housing park and adjacent land uses.
 - (7) *Open Space Requirements.*
 - a. *Minimum Common Open Space.* Common open space shall be provided in the amount of twenty-five (25) percent of the tract, and shall include the perimeter buffers as well as areas internal to the manufactured housing park such that all dwelling units have access and are contiguous to some of the common open space. Common open space shall incorporate natural features of the parcel

including shorelines, surface waters, wetlands, floodplains, steep slopes, and other environmentally sensitive areas within which existing vegetation shall be preserved. A minimum of forty (40) percent of the required common open space in a manufactured housing park shall be comprised of buildable land which may be used for recreational and utilitarian purposes as provided in this Section. A minimum of one-half (½) of the common open space that is comprised of buildable land, shall be contiguous, shall be accessible from a public or private road, and shall have no horizontal dimension which is less than fifty (50) feet. Furthermore, such common open space that is comprised of contiguous buildable land shall not be less than ten thousand (10,000) square feet in area, and where such land exceeds one acre in area, the minimum horizontal dimensions of such land shall be increased by fifty (50) feet for each additional acre, or portion thereof.

- b. *Protection of Common Open Space.* Provision shall be made to ensure that the common open space is permanently restricted as such. Covenants, easements, or other legal instruments providing for the permanent protection of the common open space shall be submitted to the Planning Board for review and approval. The legal instruments shall be recorded at the Merrimack County Registry of Deeds as a condition of approval of the manufactured housing park application.
 - c. *Permitted Uses of Common Open Space.* Natural features and environmentally sensitive areas shall be retained as such, with allowance for establishment of walking paths and trails, and for forest management practices. On that portion of the common open space which is comprised of buildable land, the Planning Board may permit outdoor recreational facilities, provided that no more than ten (10) percent of the required common open space be devoted to outdoor recreational facilities with impervious surfaces such as tennis courts, swimming pools, and basketball courts.
- (8) *Accessory Facilities.* An application for a manufactured housing park shall include a narrative description and schedule of development for proposed accessory facilities. Such facilities shall be suitable for the scale of the development, its market orientation, and the needs of the anticipated residents of the manufactured housing park.
 - (9) *Utility Service Requirements.* All manufactured housing parks shall be served by municipal water and sewer services. All nonmunicipal utilities, both those existing on the tract and those proposed to serve a manufactured housing park, shall be placed underground. Such utilities include but are not limited to electricity, telephone, gas, cable television, and fiber optic cable.
 - (10) *Ownership and Maintenance.* The ownership and maintenance of open space, private roads, utilities, parking facilities, and recreational and other accessory facilities shall be assigned to an ownership interest, or an association of condominium owners or cooperative shareholders, or as otherwise approved by the Planning Board.
 - (11) *Parking Requirements.* The parking requirements for a manufactured housing park shall be as specified in Article 28-7, Access, Circulation, Parking, and Loading Requirements, of this ordinance, except that additional parking spaces shall be provided in conjunction with accessory facilities for the common use and benefit of the manufactured housing park residents. Parking spaces shall be provided on the basis of one space for every five (5) dwelling units that are more than five hundred (500) feet distant from an accessory facility. Parking spaces for accessory facilities shall be

located immediately adjacent to the accessory facility and shall be counted in the calculation of lot coverage.

- (12) *Architectural Design.* Typical designs of manufactured homes and architectural elevations of accessory buildings proposed within a manufactured housing park shall be submitted for review and approval by the Planning Board pursuant to Section 28-9-4(f), Architectural Design Review, of this ordinance. The review by the Planning Board will be conducted with attention to proposed architectural features, details, massing, materials, and colors of structures and homes within the manufactured housing park, and the Board may require modification of designs and may impose conditions in granting approval.
- (13) *Phasing of a Manufactured Housing Park.* An applicant may propose a phasing plan subject to the approval of the Planning Board. The Board may impose conditions upon such a phasing plan including the duration of each phase and total number of phases. Accessory facilities shall be completed in the same phase as the manufactured homes intended to be served by the accessory facilities, except that all accessory facilities shall be completed at such time as fifty (50) percent of the manufactured homes in the entire park are located on sites.
- (h) *Removal and Replacement of Existing Manufactured Homes.* Except where otherwise prohibited by this Ordinance, existing manufactured homes in a manufactured housing park, established prior to November 29, 2001, may be removed and replaced with a similar style standard size manufactured home. Manufactured homes replaced under this section may be placed so as to maintain existing nonconforming setbacks from the front lot line or pavement line or in a more compliant manner. To the greatest extent possible, replacement manufactured homes shall be placed so as to provide forty-foot side and end clearance between adjacent manufactured homes, but in no case shall there be a side or end clearance less than thirty (30) feet between adjacent manufactured homes. A minimum of fifteen (15) feet shall be maintained between a manufactured home and its side and rear lot boundaries. This section shall not apply to manufactured homes that have been determined destroyed or abandoned under Section 28-8-6(a)(2), Destruction, Abandonment and Termination.

(Ord. No. 2833, § 1, 7-11-11)

28-4-7 Cluster Development.

- (a) *Authority.* This Section is adopted pursuant to the provisions of RSA 674:21, Innovative Land Use Controls. The Planning Board is authorized to administer the application, review, and approval process for Cluster Developments.
- (b) *Purposes.* It is the purpose of these Cluster Development provisions to permit greater flexibility and more creative design for the development of residential areas than is generally possible under conventional zoning regulations. It is the intent of this Section to promote the efficient use of land while providing for a harmonious variety of housing choices, a higher level of amenities, the preservation of the natural and scenic qualities of open spaces, and compatibility with adjacent uses of land.
- (c) *Subdivision Approval Required.* Subdivision approval is required for a Cluster Development. An applicant seeking to construct a Cluster Development shall file an application with the Planning Board for subdivision approval in accordance with Section 28-9-4(c), Subdivision Approval, of this ordinance, and as specified in the Subdivision Regulations adopted by the Planning Board. The application, review, and administrative processes shall be as specified

in the Subdivision Regulations, augmented by the provisions and standards contained in this Section.

- (d) *Permitted Uses.* On a tract proposed for Cluster Development, any pre-existing use that does not conform to the uses permitted in this Section shall not be part of a Cluster Development, and must be discontinued or relocated to another tract. The following are the principal and accessory uses permitted within a Cluster Development:

- (1) *Principal Uses.* The only principal uses that are permitted in a Cluster Development are single-family detached dwellings.
- (2) *Uses Accessory to a Principal Residential Use.* The only accessory uses that are permitted on a lot for an individual single-family detached dwelling within a Cluster Development are as follows:
 - a. Garages, carports, and parking spaces;
 - b. Accessory buildings and facilities;
 - c. Outdoor storage of a boat, recreational vehicle, or camping trailer; and
 - d. A minor home occupation.
- (3) *Uses Accessory to the Cluster Development.* The following accessory uses are permitted, subject to Planning Board approval, in a Cluster Development but not on a lot for an individual single-family detached dwelling, and are permitted only as common facilities for the use or benefit of residents of the Cluster Development:
 - a. Outdoor recreational facilities including, but not limited to, tennis courts, golf courses, swimming pools, basketball courts, playgrounds, beaches, docks, and trails;
 - b. Indoor recreational facilities including, but not limited to, a swimming pool, fitness center, clubhouse, cabana, spa, and tennis courts;
 - c. Indoor support facilities including, but not limited to, meeting rooms, management offices, child care facilities, and greenhouses;
 - d. Storage facilities for Cluster Development maintenance equipment;
 - e. Community gardens, agricultural and horticultural operations, and timber management; and
 - f. Signs in accordance with Article 28-6, Sign Regulations, of this ordinance.

- (e) *Development Standards.*

- (1) *Minimum Tract Requirements and Design Standards for a Cluster Development.* A tract of land that is proposed for use as a Cluster Development shall comply with the dimensional, density, and open space standards as specified hereinafter:

| Base District | Minimum Tract Dimensions | | Maximum Density (units/acre buildable land) | Minimum Common Open Space (% of tract) | Maximum Lot Coverage (% of tract) |
|----------------------|--------------------------|-----------------|---|--|-----------------------------------|
| | Size (acres) | Frontage (feet) | | | |
| RO | 4 | 300 | 0.5 | 60 | 10 |
| RM (w/o sewer) | 10 | 200 | 1 | 50 | 20 |
| RM (w/ sewer) and RS | 10 | 100 | 3 | 40 | 40 |
| RN | 2 | 80 | 4 | 30 | 50 |

- (2) *Design Standards Where There is a Subdivision of the Tract Into Lots.* Where lots are proposed to be created for individual dwelling units by subdivision of the Cluster Development tract, each lot shall meet the following minimum requirements:

| Base District | Dimensions for Lots for Individual Dwelling Units | | | | | | |
|----------------------|---|--------------------------------|---------------------------|--------------------|------|------|------------------------|
| | Minimum Lot Size (sq ft) | Minimum Buildable Land (sq ft) | Minimum Lot Frontage (ft) | Minimum Yards (ft) | | | Maximum % Lot Coverage |
| | | | | Front | Rear | Side | |
| RO | 30,000* | 20,000 | 120 | 30 | 30 | 20 | 20 |
| RM (w/o sewer) | 20,000* | 20,000 | 100 | 25 | 25 | 15 | 30 |
| RM (w/ sewer) and RS | 9,000 | 6,250 | 80 | 20 | 20 | 10 | 50 |
| RN | 7,500 | 5,000 | 75 | 15 | 20 | 10 | 60 |

* or larger, as required by the N.H. Department of Environmental Services-Water Division

- (3) *Design Standards Where Lots are Not Created for Individual Dwelling Units.* Where lots are not created for individual dwelling units, each dwelling shall observe a minimum setback from a street right-of-way, a minimum separation from other dwellings, and have adjacent to it a private yard space, all as specified hereinafter:

| Base District | Minimum Standard for Each Dwelling | | |
|----------------------|------------------------------------|--------------------------|----------------------|
| | Setback From Street ROW (ft) | Building Separation (ft) | Private Yard (sq ft) |
| RO | 30 | 50 | 500 |
| RM (w/o sewer) | 25 | 40 | 500 |
| RM (w/ sewer) and RS | 20 | 30 | 300 |
| RN | 15 | 30 | 300 |

The private yard space adjacent to each unit shall be dedicated to the exclusive use of the residents of said unit and may contain patios, decks, fences, landscaping, gardens, and other outdoor facilities.

- (f) *Perimeter Buffer Required.* In order that adjacent land uses be visually and physically separated, a buffer area along the perimeter of the Cluster Development tract shall be observed, and no buildings or parking facilities shall be located within this buffer. The minimum width of the buffer shall be twenty-five (25) feet in the RN District, fifty (50) feet in the RM and RS Districts, and one hundred (100) feet in the RO District. The Planning Board may permit streets and utilities to cross through the buffer, and may allow certain outdoor recreational facilities within the buffer, provided that such improvements are compatible with

adjacent land uses and do not diminish the purpose of the buffer. The buffer shall incorporate existing natural features of the tract to the greatest extent possible. Existing vegetation including significant large trees shall be preserved, and the Planning Board may require landscape materials to be integrated with the existing vegetation in order to provide effective screening on a year-round basis between the Cluster Development and adjacent land uses.

In the RO District, the minimum width of the perimeter buffer may be reduced to fifty (50) feet as opposed to the standard minimum width of one hundred (100) feet for cluster developments comprised of four (4) or fewer lots or units and where the cluster development tract is less than twenty (20) acres in area.

(g) *Open Space Standards.*

- (1) *Minimum Common Open Space.* Common open space shall include the perimeter buffers as well as areas internal to the Cluster Development such that all dwelling units have access or are contiguous to some of the common open space. Common open space shall incorporate natural features of the parcel including shorelines, surface waters, wetlands, floodplains, steep slopes, and other environmentally sensitive areas within which existing vegetation shall be preserved. A minimum of forty (40) percent of the required common open space in a Cluster Development shall be comprised of buildable land which may be used for recreational and utilitarian purposes as provided in this Section. A minimum of one-half ($\frac{1}{2}$) of the common open space that is comprised of buildable land, shall be contiguous, shall be accessible from a public or private road, and shall have no horizontal dimension which is less than fifty (50) feet. Furthermore, such common open space that is comprised of contiguous buildable land shall not be less than ten thousand (10,000) square feet in area, and where such land exceeds one acre in area, the minimum horizontal dimensions of such land shall be increased by fifty (50) feet for each additional acre, or portion thereof, up to a total of four hundred fifty (450) feet. The required minimum contiguous buildable open space may have inclusions of non-buildable land up to a maximum of five (5) percent of said required contiguous buildable open space.

Where the required contiguous buildable open space is at least ten (10) acres in size, upon the granting of a conditional use permit by the Planning Board pursuant to Section 28-9-4(b), Conditional Use Permits, of this ordinance, the minimum contiguous buildable land area may be provided in discrete segments of at least five (5) acres in area, which shall meet the minimum horizontal dimensional requirements as specified herein, and which shall be connected to other portions of the common open space.

- (2) *Protection of Common Open Space.* Provision shall be made to ensure that the common open space is permanently restricted as such. Covenants, easements, or other legal instruments providing for the permanent protection of the common open space shall be submitted to the Planning Board for review and approval. The legal instruments shall be recorded at the Merrimack County Registry of Deeds as a condition of approval of the Cluster Development application.
- (3) *Permitted Uses of Common Open Space.* Natural features and environmentally sensitive areas shall be retained as such, with allowance for establishment of walking paths and trails, for forest management practices, and for the maintenance of open fields. The Planning Board may permit the following recreational and utilitarian uses of that portion of the common open space which is comprised of buildable land:

- a. Outdoor recreational facilities, provided that no more than ten (10) percent of the required common open space be devoted to outdoor recreational facilities with impervious surfaces such as tennis courts, swimming pools, and basketball courts;
 - b. Water supply wells;
 - c. The leaching systems of subsurface wastewater disposal systems; and
 - d. Community gardens, and agricultural and horticultural operations.
- (h) **Accessory Facilities.** A Cluster Development application shall include a narrative description and schedule for development for proposed accessory recreational, support, and storage facilities. Such facilities shall be suitable for the scale of the development, its market orientation, and the needs of the anticipated residents of the Cluster Development.
- (i) **Utility Service Requirements.**
 - (1) **Water Supply.** If available, municipal water service shall be provided to all buildings within a Cluster Development. If municipal water service is not available, each building in a Cluster Development shall be served by a private well for the exclusive use of that building and its accessory facilities. The protective radius around a well shall be located solely within the lot served by the well, or within common open space that is immediately adjacent to the lot served by the well, or within defined easement areas on adjacent lots.
 - (2) **Sanitary Sewage Disposal.** If available, municipal sanitary sewer service shall be provided to all buildings within a Cluster Development. If municipal sanitary sewer service is not available, sanitary sewage disposal shall be by means of a subsurface waste disposal system for each individual lot or building as approved by the New Hampshire Department of Environmental Services (NHDES)-Water Division (WD).
 - (3) **Nonmunicipal Utilities.** All nonmunicipal utilities, both those existing on the tract and those proposed to serve a Cluster Development, shall be placed underground. Such utilities include but are not limited to electricity, telephone, gas, cable television, and fiber optic cable.
- (j) **Ownership and Maintenance.**
 - (1) **Roads, Utilities, and Other Accessory Facilities.** The ownership and maintenance of private roads, utilities, parking facilities, and recreational and other accessory facilities shall be assigned to an ownership interest such as an association of lot owners, condominium owners, or cooperative shareholders, or as otherwise approved by the Planning Board.
 - (2) **Common Open Space.**
 - a. Where there is no subdivision of the tract into lots, the ownership and maintenance of the common open space shall be assigned to an ownership interest such as an association of condominium owners or cooperative shareholders, or as otherwise approved by the Planning Board.
 - b. If there is a subdivision of the tract such that common open space lots are to be created, such common open space lots may be conveyed subject to covenants, restrictions, and a maintenance agreement, to a governmental entity or to a private land trust, as approved by the Planning Board. Otherwise, the title to common open space lots, subject to covenants and restrictions, shall be conveyed as proportionate, undivided interests-in-common to each owner of a lot on which a dwelling unit may be built, and the maintenance responsibilities for such common open space lots shall be borne by an association of lot owners.

- c. Where the Cluster Development is subdivided into lots, the Planning Board may permit portions of individual building lots to be dedicated as part of the common open space provided that such lots are duly encumbered with covenants, restrictions, and maintenance stipulations, and further provided that there will be an adequate area remaining on the lot to reasonably accommodate the construction of a principal residential use.
- (k) *Parking Requirements.* The parking requirements for principal residential uses in a Cluster Development shall be as specified in Article 28-7, Access, Circulation, Parking, and Loading Requirements, of this ordinance. Additional parking spaces shall be provided in conjunction with accessory recreational and support facilities for the common use and benefit of the Cluster Development residents on the basis of one space for every five (5) dwelling units that are more than five hundred (500) feet distant from an accessory facility. Parking spaces for accessory facilities shall be located immediately adjacent to the accessory facility.
- (l) *Phasing of a Cluster Development.* An applicant may propose a phasing plan subject to the approval of the Planning Board. The Board shall impose conditions upon such a phasing plan including the duration of each phase and total number of phases. All phasing plans shall be subject to the following provisions:
 - (1) The open space covenants or easements for the entire Cluster Development shall be recorded at the Merrimack County Registry of Deeds and become effective at the time of recording of the approved plan of the first phase of the Cluster Development; and
 - (2) Accessory recreational and support facilities shall be completed in the same phase as the dwelling units intended to be served by the accessory recreational and support facilities, except that all accessory recreational and support facilities shall be completed at such time as fifty (50) percent of the dwelling units in the entire Cluster Development are complete.

(Ord. No. 2666, §§ III—V, 3-12-07)

28-4-8 Planned Unit Development (PUD).

- (a) *Authority.* this Section is adopted pursuant to the provisions of RSA 674:21, Innovative Land Use Controls. The Planning Board is designated as the administrative agency for the application, review, and approval process for PUDs.
- (b) *Purposes.* It is the purpose of these PUD regulations to permit greater flexibility and more creative design for the development of residential areas than is generally possible under conventional zoning regulations. It is the intent of these regulations to promote the efficient use of land while providing for a harmonious variety of housing types, choice in tenure, a higher level of amenities, the preservation of the natural and scenic qualities of open space, and compatibility with adjacent uses of land.
- (c) *Application, Review, and Administrative Processes.* The application, review, and administrative processes for a PUD shall be in accordance with Section 28-9-4, Site Plan Review, of this ordinance, and as specified in the Site Plan Review Regulations adopted by the Planning Board. The requirements of the Site Plan Review Regulations shall be augmented by the provisions and standards of this Section. To the extent that lots are proposed to be created or a condominium or cooperative established as part of the PUD application, an approval pursuant to the Subdivision Regulations will also be required.
- (d) *Permitted Uses.* On a tract proposed for a PUD, any pre-existing use that does not conform to the uses permitted in this Section shall not be part of a PUD, and must be discontinued or relocated to another tract. The following are the principal and accessory uses permitted within a PUD:

- (1) **Principal Uses.** The only principal uses that are permitted in a PUD are single-family detached dwellings, two-family dwellings, attached dwellings, multifamily dwelling units for the elderly including congregate dwelling units, and assisted living residences. All PUDs must contain at least two (2) of these types of principal residential uses. Each type of principal residential use that is proposed within a PUD shall comprise not less than twenty (20) percent of the total number of units in the PUD.
 - (2) **Uses Accessory to a Principal Residential Use.** The following accessory uses are the only accessory uses permitted in conjunction with a principal residential use within a PUD:
 - a. Garages, carports, and parking spaces; and
 - b. A minor home occupation.
 - (3) **Uses Accessory to the PUD.** The following accessory uses are permitted, subject to Planning Board approval, only as common facilities for the use and benefit of residents of the PUD:
 - a. Outdoor recreational facilities including, but not limited to, tennis courts, golf courses, swimming pools, basketball courts, playgrounds, beaches, docks, and trails;
 - b. Indoor recreational facilities including, but not limited to, a swimming pool, fitness center, clubhouse, cabana, spa, and tennis courts;
 - c. Indoor support facilities including, but not limited to, meeting rooms, management offices, child care facilities, and greenhouses;
 - d. A nursing home in a PUD that is a retirement community which is comprised solely of principal residential uses limited to occupancy by elderly persons;
 - e. Storage facilities for PUD maintenance equipment;
 - f. A common outdoor storage area for boats, recreational vehicles, and camping trailers owned by individual residents of the PUD;
 - g. Community gardens; and
 - h. Signs in accordance with Article 28-6, Sign Regulations, of this ordinance.
- (e) **Development Standards.**
- (1) **Minimum Tract Requirements and Design Standards for a PUD.** A tract of land proposed for use as a PUD shall have frontage in compliance with the standards for minimum lot frontage, and shall be developed in accordance with the standards for maximum lot coverage, as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance for the respective districts in which PUDs are permitted. The minimum tract size and maximum development density for PUDs shall be as specified hereinafter:

| Base District | Minimum Tract Size (acres) | Maximum Density (units/acre of buildable land) |
|---------------|----------------------------|--|
| RM | 10 | 5 |
| RN | 2 | 8 |
| RH | 4 | 10 |

- (2) *Building Dimensions and Separation.* No buildings shall have a horizontal dimension, whether length or width, in excess of one hundred sixty (160) feet, and all buildings shall comply with the maximum height as specified in Section 28-4-1(h), Table of Dimensional Regulations, of this ordinance for the respective districts in which PUDs are permitted. There shall be a minimum of forty (40) feet of separation between all buildings.
- (3) *Standards for Lots for Single-Family Detached Dwellings.* Lots may be established for single-family detached dwellings in a PUD, in which case, said lots shall conform to the minimum requirements for lots for the respective districts as specified in Section 28-4-4, Cluster Development, of this ordinance.
- (4) *Private Yards Required.* Except where lots are created for single-family detached dwellings, each dwelling unit with direct outside access at the ground level shall have available a private yard or open space of at least three hundred (300) square feet dedicated to the exclusive use of the residents of said unit. The private yard space may contain patios, decks, fences, landscaping, gardens, and other outdoor facilities.
- (f) *Perimeter Buffer Required.* In order that adjacent land uses be visually and physically separated, a buffer area along the perimeter of a PUD tract shall be observed, and no buildings or parking facilities may be located within this buffer. The minimum width of the buffer shall be thirty (30) feet for one-story residential structures, fifty (50) feet for two-story residential structures, and seventy-five (75) feet for residential structures of three (3) stories or more. The Planning Board may permit streets and utilities to cross through the buffer, and may allow certain outdoor recreational facilities within the buffer, provided that such improvements are compatible with adjacent land uses and do not diminish the purpose of the buffer. The buffer shall incorporate existing natural features of the tract to the greatest extent possible. Existing vegetation including significant large trees shall be preserved, and the Planning Board may require landscape materials to be integrated with the existing vegetation in order to provide effective screening on a year-round basis between the PUD and adjacent land uses.
- (9) *Open Space Standards.*
 - (1) *Common Open Space.* All land not utilized for structures, parking, driveways or roadways, and not otherwise dedicated to private yards, shall be preserved as common open space. Common open space shall include perimeter buffers as well as areas internal to the PUD such that all units are adjacent to some of the common open space. Common open space shall incorporate natural features of the parcel including shorelines, surface waters, wetlands, floodplains, steep slopes, and other environmentally sensitive areas. Existing vegetation including significant large trees shall be preserved, and landscape materials shall be integrated with natural features and existing vegetation in such a manner to enhance the perimeter buffer as well as to screen dwelling units from parking lots and service areas within the PUD.
 - (2) *Protection of Common Open Space.* Provision shall be made to ensure that the common open space is permanently restricted as such. Covenants, easements, or other legal instruments providing for the permanent protection of the common open space shall be submitted to the Planning Board for review and approval. The legal instruments shall be recorded at the Merrimack County Registry of Deeds as a condition of approval of the PUD application.
 - (3) *Permitted Uses of Common Open Space.* The Planning Board may permit the following uses of the common open space:

- a. Outdoor recreational facilities, provided that no more than ten (10) percent of the common open space be devoted to outdoor recreational facilities with impervious surfaces such as tennis courts, swimming pools, and basketball courts; and
 - b. Community gardens.
- (h) *Accessory Facilities.* A PUD application shall include a narrative description and schedule of development for proposed accessory facilities. Such facilities shall be suitable for the scale of the development, its market orientation, and the needs of the anticipated residents of the PUD.
- (i) *Utility Service Requirements.* All PUDs shall be served by municipal water and sewer services. All nonmunicipal utilities, both those existing on the tract and those proposed to serve a PUD, shall be placed underground. Such utilities include but are not limited to electricity, telephone, gas, cable television, and fiber optic cable.
- (j) *Ownership and Maintenance.*
 - (1) *Roads, Utilities, and Other Accessory Facilities.* The ownership and maintenance of private roads, utilities, parking facilities, and recreational and other accessory facilities shall be assigned to an ownership interest such as an association of condominium owners or cooperative shareholders, or as otherwise approved by the Planning Board.
 - (2) *Common Open Space.*
 - a. If there is a subdivision of the tract such that common open space lots are to be created, such common open space lots may be conveyed subject to covenants, restrictions, and a maintenance agreement, to a governmental entity or to a private land trust, as approved by the Planning Board.
 - b. Where there is no subdivision of the tract into lots, the ownership and maintenance of the common open space shall be assigned to an ownership interest such as an association of condominium owners or cooperative shareholders, or as otherwise approved by the Planning Board.
 - c. Where lots are created for single-family detached dwellings, such lots shall be conveyed with a proportionate, undivided interest-in-common in the common open space. Maintenance responsibilities for such common open space shall be borne by an association of owners within the PUD.
- (k) *Parking Requirements.* The parking requirements for a PUD shall be as specified in Article 28-7, Access, Circulation, Parking, and Loading Requirements, of this ordinance, except that additional parking spaces shall be provided in conjunction with accessory facilities for the common use and benefit of the PUD residents. Parking spaces shall be provided on the basis of one space for every five (5) dwelling units that are more than five hundred (500) feet distant from an accessory facility. In addition, where a nursing home is included in a PUD that is a retirement community, one-half (0.5) space shall be provided for each licensed occupant of the nursing home. Parking spaces for accessory facilities shall be located immediately adjacent to the accessory facility and shall be counted in the calculation of lot coverage.
- (l) *Architectural Design.* Architectural elevations of all buildings proposed within a PUD shall be submitted for review and approval by the Planning Board pursuant to Section 28-9-4(f), Architectural Design Review, of this ordinance, except where single-family dwellings are located on individual lots and are physically separated from other types of dwellings, said single family shall be exempt from this requirement. The architectural design of buildings within a PUD should recognize and respect the architectural character of existing adjacent structures in terms of scale and proportion. The review by the Planning Board will be

conducted with attention to proposed architectural features, details, massing, materials, and colors of structures within the PUD, and the Board may require modification of designs and may impose conditions in granting approval.

- (m) *Phasing of a PUD.* An applicant may propose a phasing plan subject to the approval of the Planning Board. The Board shall impose conditions upon such a phasing plan including the duration of each phase and total number of phases. All phasing plans shall be subject to the following provisions:
- (1) The open space covenants or easements for the entire PUD shall be recorded at the Merrimack County Registry of Deeds and become effective at the time of recording of the approved plan of the first phase of the PUD;
 - (2) Accessory facilities shall be completed in the same phase as the dwelling units intended to be served by the accessory facilities, except that all accessory facilities shall be completed at such time as fifty (50) percent of the dwelling units in the entire PUD are complete; and
 - (3) The mix of principal residential uses by phase shall be such that any one type of the proposed principal residential uses comprises at least twenty (20) percent of the cumulative total of the PUD units that will be completed by the end of each phase.
- (n) *Access.* Where access to a site for a Planned Unit Development is not directly from an arterial or collector street, the following standards shall be observed in providing access over local streets:
- (1) Access and egress shall be provided from more than one local street where deemed necessary by the Planning Board;
 - (2) Where local streets are used for access, the traffic service volume of local streets, which is defined in the Master Plan as fifteen hundred (1,500) vehicles per day, shall not be exceeded by traffic projected to be generated from the development of attached or multifamily dwellings;
 - (3) Traffic calming measures shall be provided as deemed necessary by the Planning Board on local streets used for such access;
 - (4) Safety measures for pedestrians, bicycles, and vehicles shall be implemented as deemed necessary by the Planning Board on local streets used for such access, including, but not limited to, installation of curbing and sidewalks, widening of the traveled way, dedication of right-of-way, elimination of substandard road conditions, and improvements to sight distances;
 - (5) Opportunities for connectivity from the development site to existing or future streets shall be constructed or dedicated as determined by the Planning Board; and
 - (6) Intersection improvements shall be made on local streets used for such access and at the intersections of those local streets with collector or arterial streets, as deemed necessary by the Planning Board.

(Ord. No. 2832, § II, 7-11-11)